

**MINUTES OF MEETING
BOARD OF COUNTY COMMISSIONERS
ST. JOHNS COUNTY, FLORIDA
OCTOBER 16, 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
Lenora Newsome, Deputy Clerk

Also present: Regina Ross, Assistant County Attorney

(10/16/12 - 1 - 9:01 a.m.)

CALL TO ORDER

Bryan called the meeting to order.

(10/16/12 - 1 - 9:01 a.m.)

ROLL CALL

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

(10/16/12 - 1 - 9:01 a.m.)

INVOCATION

Pastor Ken Becker gave the invocation.

(10/16/12 - 1 - 9:02 a.m.)

PLEDGE OF ALLEGIANCE

Sanchez led the Pledge of Allegiance.

(10/16/12 - 1 - 9:03 a.m.)

PROCLAMATION DECLARING OCTOBER 21-27, 2012, NATIONAL FRIENDS OF THE LIBRARY WEEK

Debra Rhodes Gibson, Director of Libraries; Carolee Bertisch, Chair of the Library Advisory Board; Dr. Christina Will, Library Advisory Board; Dr. Marilyn Wiles, Library Advisory Board; Valerie Peischel Mull, Branch Manager; Toni Siriani, President, Friends of the Library, Main Library; Cheryl Hirschi, Branch Manager, Southeast Library; and Lillian Quirke, Friends of the Library, Southeast Branch; were present to accept the proclamation.

(9:07 a.m.) Rhodes thanked the Board of County Commissioners for its support.

(9:08 a.m.) Siriani thanked the Commission, on behalf of all the Friends groups in St. Johns County, for recognizing the Friends' contributions to the library. Stevenson spoke about the many things done by the library.

(10/16/12 - 2 - 9:11 a.m.)

RECOGNITION OF THE 2ND ST. JOHNS COUNTY EMPLOYEE LEADERSHIP CLASS

Wanchick said they promoted jobs from within the County. He mentioned that the employee leadership class was a way of recognizing employees who they felt had exceptional potential and a bright future with the County. Bryan said the leadership program was a great opportunity that was installed in the County.

The following were present at the meeting: Joy Andrews, Administrative Manager, HHS; Todd Booth, Assistant Branch Manager, Southeast Library; Michael T. Dalton, Business Manager, Facilities Maintenance; Frank Kenton, Administrative Manager, Utilities; Melissa Lundquist, Office Manager, Board of County Commissioners; Terri Marcum, Benefits Supervisor, Personnel Services; Hank Mein, Senior Signal Technician, Public Works; Ryan Murphy, General Manager, Cultural Events; Phong Nguyen, Transportation Planning Manager, Growth Management; Jeff Nordsiek, Fleet Manager, Public Works; Gia Reynolds, Communications Manager, Fire Rescue; Neal Shinkre, Engineering Manager, Utilities; Debbie Taylor, Real Estate Coordinator III, Land Management; and Dale Vaughn, Park Maintenance Superintendent, Recreation and Parks

(10/16/12 - 2 - 9:16 a.m.)

SPECIAL PRESENTATION TO COMMISSIONER KEN BRYAN FROM THE COUNCIL ON AGING

Cathy Brown, COA Executive Director, addressed the special presentation to Ken Bryan, and mentioned that he was serving as the chair of the local coordinating board for community transportation.

(9:17 a.m.) Ed Layman presented a plaque to Bryan for his dedication and hard work as the Chairman of the St. Johns County Transportation Disadvantaged Local Coordinating Board from September 2008 to September 2012. He stated that St. Johns County should be very proud of The Sunshine Bus Company and St. Johns transit. He said it was a valuable service to the community.

(9:18 a.m.) Brown said the COA has had a great partnership with the Board of County Commissioners for 13 years.

(9:19 a.m.) Bryan said it had been a pleasure serving on the Commission and also the Disadvantaged Transportation Board. He explained the services provided by the COA.

(10/16/12 - 2 - 9:22 a.m.)

APPROVAL OF PROCLAMATION

Motion by Sanchez, seconded by Morris, carried 4/0, to approve the proclamation.

(10/16/12 - 2 - 9:22 a.m.)

DELETIONS TO CONSENT AGENDA

Stevenson requested that Consent Item 12 be pulled, and placed on the Regular Agenda for discussion as Item 15a.

(10/16/12 - 2 - 9:24 a.m.)

APPROVAL OF CONSENT AGENDA

Motion by Sanchez, seconded by Stevenson, carried 4/0, to approve the Consent Agenda as amended.

1. Approval of the Cash Requirement Report
2. Minutes:
 - 09/04/2012 - Regular Meeting
 - 09/18/2012 - Regular Meeting
 - 09/25/2012 - Special Meeting
3. Motion to adopt **Resolution No. 2012-293**, accepting a Roadway Drainage Easement in connection with the Nocatee plat of Town Center Roads, Phase II; and authorizing the County Administrator to join in the execution of the easement, on behalf of the County

RESOLUTION NO. 2012-293

RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING A ROADWAY DRAINAGE EASEMENT IN CONNECTION WITH THE NOCATEE PLAT OF TOWN CENTER ROADS, PHASE II; AND AUTHORIZING THE COUNTY ADMINISTRATOR TO JOIN IN THE EXECUTION OF THE EASEMENT, ON BEHALF OF THE COUNTY

4. Motion to adopt **Resolution No. 2012-294**, authorizing the acquisition of real property by the Housing Finance Authority of St. Johns County, located at 566 Fern Avenue, 859 West 4th Street, and 530 Sarto Court

RESOLUTION NO. 2012-294

RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AUTHORIZING THE ACQUISITION OF REAL PROPERTY BY THE HOUSING FINANCE AUTHORITY OF ST. JOHNS COUNTY, LOCATED AT 566 FERN AVENUE, 859 WEST 4TH STREET, AND 530 SARTO COURT, ALL IN ST. AUGUSTINE FOR REHABILITATION OR RENOVATION OF THE ACQUIRED PROPERTY IN ACCORDANCE WITH THE NEIGHBORHOOD STABILIZATION PROGRAM GRANT FUNDING ("NSP") REQUIREMENTS

5. Motion to adopt **Resolution No. 2012-295**, accepting an Easement for Utilities for water and sewer service to serve Players Club, Unit Six, in Ponte Vedra

RESOLUTION NO. 2012-295

RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING AN EASEMENT FOR UTILITIES FOR WATER AND SEWER SERVICE TO SERVE PLAYERS CLUB, UNIT SIX, IN PONTE VEDRA

6. Motion to adopt **Resolution No. 2012-296**, declaring certain county property as surplus and authorizing the sale of the property, pursuant to the provisions set forth in Section 125.35, Florida Statutes

RESOLUTION NO. 2012-296

RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, DECLARING CERTAIN COUNTY PROPERTY AS SURPLUS AND AUTHORIZING THE SALE OF THE PROPERTY, PURSUANT TO THE PROVISIONS SET FORTH IN SECTION 123.35, FLORIDA STATUTES

7. Motion to authorize the County Commission Chair to sign a letter of notification to the State Division of Elections, stating that St. Johns County Supervisor of Elections will be purchasing an additional six DS200 voting tabulators to handle the expected amount of voters during the November 6th General Election
8. Motion to adopt **Resolution No. 2012-297**, approving the Third Amendment to Research Agreement #0909-001 with UNE, for Small Business Development Services; and to authorize the County Administrator, or designee, to execute the amendment on behalf of the County

RESOLUTION NO. 2012-297

RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO EXECUTE A THIRD AMENDMENT TO RESEARCH AGREEMENT #0909-001 WITH THE UNIVERSITY OF NORTH FLORIDA FOR SMALL BUSINESS DEVELOPMENT SERVICES, ON BEHALF OF ST. JOHNS COUNTY; AND PROVIDING FOR THE EFFECT OF RECITALS; PROVIDING FOR THE CORRECTION OF ERRORS; AND PROVIDING AN EFFECTIVE DATE

9. Motion to adopt **Resolution No. 2012-298**, implementing new and/or revised fees for services provided by St. Johns County Departments for Fiscal Years 2013

RESOLUTION NO. 2012-298

RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE AMENDED SCHEDULE OF FEES FOR CERTAIN COUNTY DEPARTMENTS, AND PROVIDING AN EFFECTIVE DATE

10. Motion to adopt **Resolution No. 2012-299**, to authorize the County Administrator, or his designee, to purchase three (3) crew cab dump trucks from Maudlin International Truck, Inc., from Bid No. 12-44, in the amount of \$247,380

RESOLUTION NO. 2012-299

RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO AWARD BID NO. 12-44, AND TO EXECUTE A PURCHASE ORDER FOR THE PURCHASE OF THREE CREW CAB DUMP TRUCKS

11. Motion to adopt **Resolution No. 2012-300**, to authorize the County Administrator, or his designee, to purchase one (1) 2013 Braun Ambulance from Ten-8 Fire Equipment, Inc., from the Florida Fire Chief's Association, Florida Sheriff's Association & Florida Association of Counties Contract #11-10-1202 in the amount of \$233,836

RESOLUTION NO. 2012-300

RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO PURCHASE ONE NEW 2013 BRAUN AMBULANCE

This item was pulled and placed on the Regular Agenda for discussion as Item 15a.

12. Motion to adopt a resolution authorizing the County Administrator, or his designee, to award a contract for Bid #12-57, Pope Road/A1A Beach Blvd. Signalization to James D. Hinson Electrical Contracting as the lowest responsible bidder for a lump sum of \$196,934

(10/16/12 - 5 - 9:24 a.m.)
PUBLIC COMMENT

There was none.

(10/16/12 - 5 - 9:24 a.m.)
ADDITIONS/DELETIONS TO REGULAR AGENDA

Bryan requested to add, for discussion, an Economic Development Grant application from Advanced Disposal Services, Inc., as Item 4a.

(10/16/12 - 5 - 9:25 a.m.)
APPROVAL OF REGULAR AGENDA

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

(10/16/12 - 5 - 9:25 a.m.)
1. REPORT OF EXCESS FEES FOR FISCAL YEAR 2011-2012

Dennis W. Hollingsworth, CFC, St. Johns County Tax Collector, stated the total earned, unused, and undistributed revenue of the St. Johns County Tax Collector's Office for FY 2011-2012, was \$3,871,705.51. He distributed a letter, *Exhibit A*. He said, however, the total unused earned revenue that had been distributed to the County, and the other taxing authorities, for the past fiscal year was \$4,089,705.24, of which \$217,999.73 was distributed to the County and the taxing authorities throughout the year. He called some of the issues that the tax collectors' associations were foreseeing in the coming years to the Board's attention. He stated that the commission, as the other taxing authorities, was supposed to budget 95 percent of anticipated revenue through the tax collection process. He stated that the Tax Collector's Office was a fee and commission office that generated additional revenue by the work that was done. He spoke about the private tag agencies not having to go through the Tax Collector's Office to purchase tags. He mentioned the unfunded mandates passed to the Tax Collector's Office from the State. He said the work amount was the same, but the Tax Collector's Office did not receive the fees for doing the work. He mentioned that the Division of Motor Services was reviewing cutting its budget through centralization, with a private vendor issuing all tag renewals by one agency, which was not a State agency in the State of Florida.

He voiced his concern of the non-State agency having a detrimental effect on any additional revenue that the Tax Collector's Office would be able to earn for the citizens of St. Johns County. Bryan spoke about unfunded mandates. Hollingsworth spoke about the private tag agencies. Morris asked if the meeting the next day at 10:00 a.m. was a done deal, or would Hollingsworth be able to rescind it. Hollingsworth replied that it was a meeting for discovery. Sanchez spoke about Tallahassee passing hardships to the people and accountability. Hollingsworth said the dealerships no longer had to go through tax agencies for private tags. Sanchez thanked Hollingsworth for following through with the issue. Stevenson asked if the State could take away the purchasing of tags through the Tax Collector's Office by administrative action. Hollingsworth said since they were appointed as an agent of the State, they could centralize, or do what they wanted without legislation because the Division of Motor Services was under the governor and the cabinet, with discussion following. Hollingsworth said if the public could not pay their taxes, to contact him and he would work with them.

(10/16/12 - 6 - 9:43 a.m.)

2. CONSIDER THE NOMINATION OF DR. PATRICIA LAURENCELLE AS AN EMERITUS POSITION FOR THE ST. JOHNS COUNTY LIBRARY ADVISORY BOARD

Debra Rhodes Gibson, Library System Director, said they were delighted to make the recommendation of Dr. Patricia Laurencelle to fill the Emeritus Library Advisory Board position.

(9:44 a.m.) Carolee Bertisch, Chair of the Library Advisory Board, announced the nomination of Dr. Patricia Laurencelle to the Board Member Emeritus position on the Library Advisory Board. She reviewed Laurencelle's credentials.

(9:47 a.m.) Patricia Laurencelle reviewed the history of her involvement with the Library Advisory Board.

(9:48 a.m.) Motion by Sanchez, seconded by Bryan, carried 4/0, to approve the Library Advisory Board's nomination of Dr. Patricia Laurencelle to the Board Member Emeritus position on the Library Advisory Board.

(9:50 a.m.) Stevenson mentioned attending an event about how St. Johns County received its first publicly funded library. Morris said the usage of the library was amazing.

(10/16/12 - 6 - 9:51 a.m.)

3. CONSIDER AN APPOINTMENT TO THE LIBRARY ADVISORY BOARD

Melissa Lundquist, BCC Manager, said there was currently a vacant position that had been on the Board for quite some time. She stated that it had been advertised since June, 2012, and they had not received any new applications. She said they had two prior applications on file: CJ McCartney and Joan Galasso, and a letter of recommendation from the Library Advisory Board. Stevenson asked about another vacant position on the Library Advisory Board that could be filled by a District 1 resident. Lundquist spoke about the district borders changing, and said that they never turn away any applications. Stevenson said geographically, the northwest had not had a representative for a long time. Sanchez said it did not matter what district an applicant who turned in an application was in, the position needed to be filled. Discussion followed.

(10:03 a.m.) Motion by Sanchez, seconded by Bryan, carried 3/1 with Stevenson dissenting, to appoint Cynthia McCartney to the Library Advisory Board, for a two year term, scheduled to expire October 18, 2014.

(10/16/12 - 7 - 10:04 a.m.)

4. PRESENTATION BY THE UNF SMALL BUSINESS DEVELOPMENT CENTER
BY CATHY HAGAN

Melissa Glasgow, Director of Economic Development, introduced Cathy Hagan, Area Director, and Marge Cirillo, Certified Business Analyst, from the Small Business Development Center (SBDC) at UNF.

(10:05 a.m.) Cathy Hagan, Area Director, SBDC, gave an update, distributing a St. Johns County Impact sheet, *Exhibit A*. She thanked everyone for their investment in the small business community in St. Johns County. She reviewed the service delivery, and the return on investment. She introduced Marge Cirillo and gave her credentials.

(10:10 a.m.) Marge Cirillo, Certified Business Analyst, mentioned the workshops scheduled for November. Bryan asked approximately how many new businesses were started over the past three years. Hagan replied more than 100 businesses.

(10/16/12 - 7 - 10:13 a.m.)

4a. ADVANCED DISPOSAL SERVICES, INC., QTI PARTICIPATION/ECONOMIC
GRANT APPLICATION

Melissa Glasgow mentioned receiving an application from Advanced Disposal Services requesting economic development incentives for consideration to relocate their headquarters to St. Johns County. She said Advanced Disposal Services was currently headquartered in Jacksonville, and employed 35 people locally, 460 people in Florida and 870 people nationwide. She stated that Advanced Disposal Services was currently in the process of acquiring two other waste management firms, and when that was completed, it would make them the largest privately held waste management company in the nation. She said as they consolidate their business units, they were expecting to expand their corporate headquarters and add 85 new jobs, at an average wage over \$100,000 a year. She said they were considering other states, as this was a competitive process. She mentioned that Advanced Disposal Services had applied for a State Qualified Target Industry (QTI) tax refund for the creation of 85 new jobs, and the State program value was \$595,000, of which St. Johns County would consider providing a 20 percent local match of \$119,000. She said they also made a request to St. Johns County's local incentive programs, and Advanced Disposal Services would be eligible for expedited permitting, and consideration of an economic development grant, equal to two years tangible personal property tax, estimated to be \$75,460. The total estimated value of the State and local incentive packages was \$670,000, and they were also exploring other State programs for consideration, that could potentially bump the package up to about a million dollars, with no additional local financial support required by St. Johns County.

(10:17 a.m.) **Motion by Stevenson, seconded by Sanchez, carried 4/0, to adopt Resolution No. 2012-301, recommending that, in accordance with Section 288.106 of the Florida Statutes, the proposed Advanced Disposal Services, Inc., project be approved as a qualified target industry business, and specifying that the required commitment of local financial support necessary for the target industry business exists.**

RESOLUTION NO. 2012-301

**A RESOLUTION OF THE BOARD OF COUNTY
COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA,
RECOMMENDING, ADVANCED DISPOSAL SERVICES,
INC., BE APPROVED AS A QUALIFIED TARGET
INDUSTRY BUSINESS, PURSUANT TO SECTION**

288.106, FLORIDA STATUTES; PROVIDING FOR LOCAL FINANCIAL SUPPORT IN THE FORM OF CASH FOR THE QUALIFIED TARGET INDUSTRY TAX REFUND WITH HIGH-IMPACT SECTOR BONUS; DIRECTING THE COUNTY ATTORNEY TO DRAFT AN ECONOMIC DEVELOPMENT GRANT AGREEMENT; PROVIDING FOR THE CORRECTION OF ERRORS; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE

(10/16/12 - 8 - 10:19 a.m.)

5. OVERVIEW PRESENTATION OF THE ST. JOHNS HOUSING PARTNERSHIP

Bill Lazar, Executive Director of the St. Johns Housing Partnership, gave a report on the St. Johns Housing Partnership, *Exhibit A*. He said the housing partnership was recognized at a state-wide conference with the Florida Housing Coalition last month, for the accomplishments made in St. Johns County, working in both multi-family housing and green building energy efficiency. He said the housing partnership had been actively involved in affordable housing in St. Johns County for 15 years. He said affordable housing really was economic development. He reviewed the affordability of affordable housing, County support, families served by the Housing Partnership, and emergency home repairs. He spoke about purchasing and managing property, reviewed the types of items done by affordable housing, and the State funds brought into St. Johns County. He mentioned the return on investment for foreclosure counseling. He said that they had proven you could keep affordable housing affordable. Lazar presented the County with a plaque for its support.

(10:39 a.m.) The meeting recessed at 10:39 a.m. and returned at 10:52 a.m.

(10:52 a.m.) Ross left the meeting. Erica Moore, Assistant County Attorney, entered the meeting.

(10/16/12 - 8 - 10:52 a.m.)

6. CONSIDER COUNTY PARTICIPATION IN A REGIONAL TRANSPORTATION COMMISSION

Joe Stephenson, Public Works Director, recommended for a phased implementation of the regional transportation commission. He introduced Brad Thoburn, Director of Strategic Planning for the Jacksonville Transportation Authority, and gave his credentials.

(10:54 a.m.) Brad Thoburn gave a presentation, *Exhibit A*. He spoke about the need for a strong focus on a regional transportation approach to promote economic development for the entire region. He spoke about connecting people with work, moving freight, providing a stronger economic foundation for the future and competing for limited State and Federal resources collectively. He also spoke about giving them a stronger voice, identifying a funding source to support a regional plan, and a need for adding regional transportation options, including transit, intermodal mobility, and a need to get ahead of crises. He spoke about the regional plan, mentioning their recommendations; creating a seven county regional transportation commission supported by an eleven member board, requiring a startup funding, and having a five year sunset. He identified the benefits of the phased approach, and mentioned the county resolution.

(11:02 a.m.) Bryan said he currently worked on the council, and asked the risk involved on not having a plan, with at least four of the counties involved. Thoburn replied there was an incentive for taking it on a regional scale. Bryan mentioned the unified type of

approach in the southern part of Florida, which basically gave them the ability to have a stronger voice. Stephenson replied yes it did, that they were in competition with other regions for economic development. Thoburn said they were the only urbanized area in the state that did not have a Regional Transportation Authority. Morris asked if things were not going well, could they just drop out. Stephenson said yes, and referred Morris to page 3, under section 3, next to the last sentence of the proposed resolution the language read; *subject to appropriation*. Morris said this would give St. Johns County a choice on what would happen in St. Johns County, and not be dominated by Duval County. Stevenson asked what the Regional Transportation Authority did in southeast Florida, and how they were funded, with Thoburn responding. Discussion followed on the Regional Transportation Authority. Stevenson said she understood that they needed an answer by January, 2013, and that the County had big uncertainties facing it. Stephenson said the accurate figures were listed in the proposed resolution. Bryan asked if approving this item would impact the funding on outstanding projects in St. Johns County, with Stephenson responding that it would be a very big impact on getting the projects done sooner. Morris asked what would happen if St. Johns County decided to pull out. Stephenson said if the commission made the decision not to move forward, the County would be missing an opportunity to gain creditability and an opportunity for improving the Regional Transportation System.

(11:22 a.m.) Bill McClure, 353 Brantley Harbor Drive, voiced concern about solving a problem, by creating another governmental entity.

(11:24 a.m.) James Arpaia, 3144 Kings Road, cautioned the Board on the ability of looking for Federal funds for mass transit.

(11:26 a.m.) Rachel Bennett, 920 Saltwater Circle, mentioned the presentation given to the TPO, including a map of recommended projects. She stated that those projects had already been determined, and before entering into an agreement with that organization, the County needed to review what the recommended Regional Transportation projects were, because it seemed that not many of the projects actually served St. Johns County.

(11:27 a.m.) Stephenson said that the list of projects mentioned by Ms. Bennett was an edification of transportation corridors. He explained and displayed the transportation corridors, *Exhibit B*.

(11:30 a.m.) Thoburn responded to McClure's question. He said the TPO may not be able to do that, but they should try to piggyback, and use what they were doing to work collaboratively. He said the commission could utilize their products, and work to coordinate the various entities into being more effective. Stevenson spoke on doing things without involving the State. Morris voiced his concern that this was directed by Duval County, and spoke about John Thrasher being behind it. Sanchez asked if it would give the commission authority to tax the people. Thoburn replied that the commission would not have any taxing authority. He gave an overview of why this was not a duplication of what had already been done. Stevenson asked why this was not done under an interlocal agreement instead of involving the State. Thoburn said it had the weight of the State saying they were interested in what was being done, that they expected a product, and setting the framework for them to work with. Morris said the entire objective was to be able to pull this together with four to seven counties, have the state legislature behind them, and if they were successful, would receive the money. Thoburn said it gave them more creditability in going after the funding and trying to figure out how to implement a regional plan. Bryan voiced concern about not participating and being able to compete with other areas. He said they would miss out on the ability to get some of the funding. Sanchez spoke about the recommended rate for St. Johns County. Stephenson said there would have to be Board's approval on paying monies out, and spoke about the recommended budget. He said the more

counties that were participating would make the payment less. Bryan spoke on investing money and getting a report.

(11:50 a.m.) Stevenson mentioned speaking to Thrasher, and he said they were going to do what the County asked them to do. She voiced her concern. Morris said in the business world, they hired the best staff they could get. He said it was a risk, but they may miss an opportunity.

(11:56 a.m.) **Motion by Morris, seconded by Bryan, carried 3/1 with Stevenson dissenting, to adopt Resolution No. 2012-302, authorizing participation in a North Florida Regional Transportation Commission, upon its formation by the Florida Legislature, and offering funding therefore.**

RESOLUTION NO. 2012-302

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AUTHORIZING THE PARTICIPATION OF THE COUNTY IN A NORTHEAST FLORIDA REGIONAL TRANSPORTATION COMMISSION, UPON ITS FORMATION BY THE FLORIDA LEGISLATURE; AUTHORIZING FUNDING; ESTABLISHING THE MAXIMUM FUNDING AMOUNTS AND PERIOD; PROVIDING FOR REPEAL UNDER CERTAIN CONDITIONS; AND ESTABLISHING AN EFFECTIVE DATE

(10/16/12 - 10 - 11:57 a.m.)

DISTRICT 2

7. PUBLIC HEARING - ARMSTRONG ADDITION PARTIAL PLAT VACATION. THE SUBJECT OF THIS RESOLUTION IS A PARTIAL PLAT VACATION OF ARMSTRONG ADDITION. THE PROPERTY IS LOCATED SOUTH OF SR 207 AND EAST OF ARMSTRONG ROAD. THE PURPOSE OF THIS VACATION REQUEST IS TO CORRECT AN ENCROACHMENT PROBLEM BY ELIMINATING SEVERAL LOTS AND A PIECE OF UNOPENED ROAD RIGHT OF WAY. THIS REQUEST WILL REVERT THE PROPERTY TO PARCEL LAND AND ALLOW FOR THE STRUCTURES TO REMAIN IN THE CURRENT LOCATIONS. ALL TECHNICAL COMMENTS HAVE BEEN ADDRESSED THROUGH THE DEVELOPMENT REVIEW PROCESS; THEREFORE, STAFF HAS NO OBJECTIONS. THE PLANNING AND ZONING AGENCY RECOMMENDED APPROVAL (7/0) AT THEIR SEPTEMBER 20, 2012 MEETING

Proof of publication of the notice of public hearing on the Fuller plat vacation/vacate Armstrong Addition was received, having been published in *The St. Augustine Record* on July 25, 2012 and August 1, 2012.

Kathy Nielsen, Application Review Manager, Development Services Division, gave the presentation, *Exhibit A*. She said this was a request for a partial plat vacation in the Armstrong addition off of SR 207.

(11:59 a.m.) **Motion by Sanchez, seconded by Morris, carried 4/0, to adopt Resolution No. 2012-303, approving the petition to vacate a portion of the Armstrong Addition plat.**

RESOLUTION NO. 2012-303

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, VACATING A PORTION OF THE PLAT OF ARMSTRONG ADDITION

(10/16/12 - 11 - 12:00 p.m.)

DISTRICT 2

8. PUBLIC HEARING - ADMR 2012-01, BOWER REZONING. THIS IS A REQUEST TO REZONE 2.96 ACRES FROM COMMERCIAL GENERAL (CG) TO OPEN RURAL (OR) FOR THE CONTINUED USE OF EXISTING RESIDENTIAL HOMES. SUBJECT PROPERTY IS LOCATED JUST NORTHWEST OF THE INTERSECTION OF SR 16/IGP/PACETTI RD. BASED ON THE INFORMATION AVAILABLE TO STAFF, THE CURRENT PLANNING & ZONING SECTION FINDS THE REQUEST FOR A REZONING SUBSTANTIALLY MEETS THE REQUIREMENTS OF THE COMPREHENSIVE PLAN AND THE LAND DEVELOPMENT CODE. THE PLANNING AND ZONING AGENCY ISSUED A RECOMMENDATION OF APPROVAL BY A VOTE OF 7-0 FOR THIS ITEM AT THEIR OCTOBER 4TH MEETING

Proof of publication of the notice of public hearing on ADMR 2012-01, Bower, was received, having been published in *The St. Augustine Record* on September 19, 2012.

Michael Blackford, Planning and Zoning Manager, gave the presentation, *Exhibit A*. He said the need for the rezoning occurred when the applicants were trying to refinance their home and the bank discovered that the front portion was zoned Commercial General. He said that Commercial General did not permit residential uses, unless it was an accessory to a commercial activity. He said there was not any commercial activity on the site, and that the Planning and Zoning Agency and staff recommended approval.

(12:03 p.m.) **Motion by Stevenson, seconded by Bryan, carried 4/0, to enact Ordinance No. 2012-28, known as ADMR 2012-01, adopting findings of fact 1-4 to support the motion.**

ORDINANCE NO. 2012-28

AN ORDINANCE OF THE COUNTY OF ST. JOHNS, STATE OF FLORIDA, REZONING LANDS AS DESCRIBED, HEREINAFTER, FROM THE PRESENT ZONING CLASSIFICATION OF COMMERCIAL GENERAL (CG) TO OPEN RURAL (OR); MAKING FINDINGS OF FACT; REQUIRING RECORDATION; AND PROVIDING AN EFFECTIVE DATE

(10/16/12 - 11 - 12:04 p.m.)

DISTRICT 3

9. PUBLIC HEARING - REZ 2012-06, OLD TOWN FOOD MART. THIS IS A REQUEST TO REZONE LESS THAN ONE ACRE FROM OPEN RURAL (OR) AND COMMERCIAL GENERAL (CG) TO CG FOR THE USE OF A CONVENIENCE STORE. SUBJECT PROPERTY IS LOCATED AT THE NORTHWEST CORNER OF THE INTERSECTION OF SR 207/HOLMES BLVD/ROLLING HILLS DR. BASED ON THE INFORMATION AVAILABLE TO STAFF, THE CURRENT PLANNING & ZONING SECTION FINDS THE REQUEST FOR A REZONING SUBSTANTIALLY MEETS THE REQUIREMENTS OF THE COMPREHENSIVE PLAN AND THE LAND DEVELOPMENT CODE. THE PLANNING AND ZONING AGENCY UNANIMOUSLY ISSUED A RECOMMENDATION OF APPROVAL OF THIS ITEM AT THEIR SEPTEMBER 20TH MEETING

Proof of publication of the notice of public hearing on REZ 2012-06, Old Town Food Mart, was received, having been published in *The St. Augustine Record* on September 5, 2012.

Michael Blackford, Planning and Zoning Manager, gave the presentation, *Exhibit A*. He said the request was to rezone from Open Rural and Commercial General, to Commercial General. He stated that it was located on the corner of SR 207 and Rolling Hills Drive, within the mixed use district land use designation. He said about two thirds of the property was zoned Commercial General and the northern one third of the property was zoned Open Rural. He mentioned there was an existing building with parking on that site. He said the applicants wanted to operate a convenience store on that site, and when they applied for the occupational license, they discovered the zoning issue of Open Rural not permitting commercial activities. He said the Planning and Zoning Agency and staff recommended approval. Sanchez voiced concern about having to cross two turn lanes, turning left on Holmes Blvd. when exiting the property. Blackford said there would be a sign indicating not to turn left onto Homes Blvd.

(12:09 p.m.) Bill McClure, 353 Brantley Harbor Drive, said it was a great opportunity in terms of economic development, to take a building that had been vacant for a long time and place a store in it.

(12:10 p.m.) **Motion by Stevenson, seconded by Sanchez, carried 4/0, to enact Ordinance No. 2012-29, known as REZ 2012-06, adopting findings of fact 1-4 to support the motion.**

ORDINANCE NO. 2012-29

**AN ORDINANCE OF THE COUNTY OF ST. JOHNS,
STATE OF FLORIDA, REZONING LANDS AS
DESCRIBED, HEREINAFTER, FROM THE PRESENT
ZONING CLASSIFICATION OF OPEN RURAL (OR)
AND COMMERCIAL GENERAL (CG); MAKING
FINDINGS OF FACT; REQUIRING RECORDATION;
AND PROVIDING AN EFFECTIVE DATE**

The meeting moved to Item 14.

The meeting recessed at 12:15 p.m. and reconvened at 1:31 p.m. with Commissioners Bryan, Sanchez, Morris, and Stevenson, County Administrator Michael Wanchick, Attorney Patrick McCormack, and Deputy Clerk Sindy Wiseman in attendance.

(10/16/12 - 12 - 1:31 p.m.) DISTRICT 3
10. PUBLIC HEARING - CPA (SS) 2012-04 WILLARD COMMERCIAL. THIS IS A REQUEST TO AMEND THE FUTURE LAND USE MAP FROM COMMUNITY COMMERCIAL TO MIXED USE FOR APPROXIMATELY 1.8 ACRES OF LAND. THE APPLICANT PROPOSES AN ELECTRICAL CONTRACTING BUSINESS WITH OFFICE, SHOWROOM AND WAREHOUSE. THE APPLICANT SUBMITTED A COMPANION REQUEST TO REZONE THE SUBJECT PROPERTY FROM NEIGHBORHOOD COMMERCIAL (CN) TO COMMERCIAL WAREHOUSE (CW). THE SUBJECT PROPERTY IS LOCATED ON US 1 SOUTH, JUST SOUTH OF SR 206 AND SURROUNDED BY THE DEPARTMENT OF FORESTRY STATION TO THE NORTH AND A CHURCH TO SOUTH. THE US 1 & SR 206 INTERSECTION IS DEVELOPED WITH A MIXTURE OF USES. STAFF FINDS THE REQUEST SUBSTANTIALLY MEETS THE REQUIREMENTS OF THE COMPREHENSIVE PLAN AND LAND DEVELOPMENT CODE. THE PLANNING AND ZONING AGENCY

UNANIMOUSLY RECOMMENDED APPROVAL AT THEIR SEPTEMBER 20, 2012, MEETING

Proof of publication of the notice of public hearing on CPA (SS) 2012-04, Willard Commercial, was received, having been published in *The St. Augustine Record* on September 5, 2012.

Teresa Bishop, AICP, Director of Long Range Planning, gave the presentation.

Bishop stated she was presenting items 10 and 11 together. Bishop said this was a request to amend the Comprehensive Plan from Community Commercial to Mixed Use; and to rezone the property from Commercial Neighborhood to Commercial Warehouse. She showed maps of the site, and explained what existed on the adjacent property. She also explained the types of buildings that would be going on the site, and said there were findings of fact to support the motions.

(1:35 p.m.) Rod Matthews, 7 Waldo Street, representing the applicant, said the anticipated business was an electrical contractor, who worked primarily on apartment complexes, so said no work would be done in St. Johns County.

(1:36 p.m.) Stevenson asked staff if there were any letters from adjacent property owners. Bishop responded that there were none.

(1:36 p.m.) Motion by Sanchez, seconded by Bryan, carried 4/0, to enact Ordinance No. 2012-30, approving CPA (SS) 2012-04, amending the Future Land Use Map from Community Commercial to Mixed Use District, adopting findings of fact 1-3 to support the motion.

ORDINANCE NO. 2012-30

AN ORDINANCE OF THE COUNTY OF ST. JOHNS, STATE OF FLORIDA, AMENDING THE 2025 COMPREHENSIVE PLAN, ORDINANCE NO. 2010-38, AS AMENDED, TO CHANGE THE FUTURE LAND USE MAP DESIGNATION FROM COMMUNITY COMMERCIAL TO MIXED USE FOR THE PROPERTY IDENTIFIED AS A PORTION OF PARCEL NO. 185920-0050, CONTAINING APPROXIMATELY 1.8 ACRES; PROVIDING FOR FINDINGS OF FACT; FINDINGS OF CONSISTENCY; SEVERABILITY; AND AN EFFECTIVE DATE

(10/16/12 - 13 - 1:31 p.m.)

DISTRICT 3

11. PUBLIC HEARING - REZ 2012-05 WILLARD COMMERCIAL. THIS IS A REQUEST TO REZONE APPROXIMATELY 1.8 ACRES OF LAND FROM NEIGHBORHOOD COMMERCIAL (CN) TO COMMERCIAL WAREHOUSE (CW). THE APPLICANT PROPOSES AN ELECTRICAL CONTRACTING BUSINESS WITH OFFICE, SHOWROOM AND WAREHOUSE. THE APPLICANT SUBMITTED A COMPANION REQUEST TO AMEND THE FUTURE LAND USE MAP FROM COMMUNITY COMMERCIAL TO MIXED USE. THE SUBJECT PROPERTY IS LOCATED ON US 1 SOUTH, JUST SOUTH OF SR 206. THE SUBJECT PROPERTY IS SURROUNDED BY THE DEPARTMENT OF FORESTRY STATION TO THE NORTH AND A CHURCH TO SOUTH. THE US 1/SR 206 INTERSECTION IS DEVELOPED WITH A MIXTURE OF USES. BASED UPON THE INFORMATION AVAILABLE TO STAFF, STAFF FINDS THE REQUEST SUBSTANTIALLY MEETS THE REQUIREMENTS OF THE COMPREHENSIVE PLAN AND LAND

DEVELOPMENT CODE. THE PLANNING AND ZONING AGENCY UNANIMOUSLY RECOMMENDED APPROVAL AT THEIR SEPTEMBER 20, 2012, MEETING. PLEASE REFER TO THE GROWTH MANAGEMENT REPORT FOR PROJECT DETAILS

Proof of publication of the notice of public hearing on REZ 2012-05, Willard Commercial, was received, having been published in *The St. Augustine Record* on September 5, 2012.

Teresa Bishop, AICP, Director of Long Range Planning, gave the presentation.

The presentation for item 11 was included in item 10.

(1:37 p.m.) Motion by Sanchez, seconded by Morris, carried 4/0, to enact Ordinance No. 2012- 31, approving REZ 2012-05, and adopting findings of fact 1-4 to support the motion.

ORDINANCE NO. 2012-31

AN ORDINANCE OF THE COUNTY OF ST. JOHNS, STATE OF FLORIDA, REZONING LANDS AS DESCRIBED HEREINAFTER FROM THE PRESENT ZONING CLASSIFICATION OF COMMERCIAL NEIGHBORHOOD (CN) TO COMMERCIAL WAREHOUSE (CW); MAKING FINDINGS OF FACT; REQUIRING RECORDATION; AND PROVIDING AN EFFECTIVE DATE

(10/16/12 - 14 - 1:37 p.m.)

DISTRICT 1

12. PUBLIC HEARING - COMPAMD 2009-05 SWITZERLAND - TRANSMITTAL HEARING. THIS PROPOSED COMPREHENSIVE PLAN AMENDMENT WAS SUBMITTED IN DECEMBER 2009 FOR CONSIDERATION AS AN AGRICULTURE ENCLAVE UNDER FLORIDA STATUTES, TO AMEND THE COMPREHENSIVE PLAN FUTURE LAND USE MAP (FLUM) FROM RURAL/SILVICULTURE (R/S) TO RESIDENTIAL-B AND CONSERVATION. THE SUBJECT PROPERTY CONTAINS APPROXIMATELY 607 ACRES OF LAND LOCATED WITHIN THE NORTHWEST PART OF THE COUNTY. THE SUBJECT PROPERTY, KNOWN AS SWITZERLAND, IS SURROUNDED BY RESIDENTIAL-B FLUM DESIGNATION. THE SURROUNDING AREA ALONG THE SOUTH, WEST AND EAST IS APPROVED FOR THE RIVERTOWN DEVELOPMENT OF REGIONAL IMPACT (DRI) AND TO THE NORTH IS THE ANDERSON GREENBRIAR PUD. ON FEBRUARY 18, 2010, THE PLANNING AND ZONING AGENCY CONSIDERED THE APPLICATION AND RECOMMENDED IT BE TRANSMITTED. THE PZA MADE THEIR RECOMMENDATION BASED UPON THE PROPERTY BEING CONSIDERED AN AGRICULTURAL ENCLAVE PRIOR TO THE DEPARTMENT OF COMMUNITY AFFAIRS (KNOWN NOW AS DEPARTMENT OF ECONOMIC DEVELOPMENT) PROVIDING ADDITIONAL INFORMATION

Proof of publication of the notice of public hearing on COMPAMD 2009-05, Switzerland, was received, having been published in *The St. Augustine Record* on October 1, 2012.

Teresa Bishop, AICP, Director of Long Range Planning, gave the presentation, *Exhibit A*. Bishop gave an overview of the past proceedings on this item; and said the applicant filed litigation against the County on the subject property. She stated what the

modification entailed. Staff asked the Property Appraiser's office to prepare a report on how the property was assessed, *Exhibit B*; said it was determined that it was agriculture, and it had been assessed as agriculture for the previous five years at the time the application was submitted. She gave the parameters of the property and stated that the Switzerland property met the criteria, established in 2012, and must be considered for a Residential B land use designation; unless factors were presented that resulted in the designation being detrimental to the health, safety and welfare of county residents. Bishop stated that they had provided three findings of fact to support the motion.

(1:44p.m.) Morris asked if the number of homes that were to go around the property would be modified or destroyed. Bishop said it now read 95% planned. Bishop noted two letters of opposition, *Exhibit C*. Discussion ensued on the interpretation of the Senate Bill. Bryan and Sanchez made comments about how troubled they were over how this item got started. Sanchez questioned the date of the application, and asked if it was a continued matter all the way through. McCormack confirmed that it was. Sanchez questioned why the applicant was not forced to reapply after the law changed.

(1:56 p.m.) McCormack stated that the application was not approved or denied for transmittal by the Board, and the stance that was taken was part of the litigation. He said instead of mediation, the application would just sit until it came back before the Board. He read the verbiage about the transmittal that said if the local government failed to transmit the amendment within 180 days, after receipt of a completed application, the amendment must be immediately transferred to the State Land Planning Agency for review. Bryan and Morris both said that if it was already approved they didn't know why it was on the agenda.

Stevenson left the meeting at 2:00 p.m. and returned at 2:03 p.m.

(2:01 p.m.) McClure referenced the land use map from the presentation; said he went through the process to get it on the agenda to see if it met the criteria. McClure said he wanted the Board to understand that this was a form of clarification and not something entirely new.

(2:10 p.m.) Phyllis Abbatiello, 1133 River Birch Rd., said she felt that to involve Tallahassee in County affairs was underhanded and deceitful. She said that now the state was interfering with County government after the Governor stated the commissioners had the right to make the rules for this area. She expressed her feelings on the scenic highway, additional homes and the impact it would have on the area.

(2:14 p.m.) Al Abbatiello, 1133 River Birch Rd., said as Chairman of the William Bartram Scenic and Historic Highway Corridor Group, which was a State and County scenic highway, he objected to what took place with the corrupt law. He felt that the State Legislature had destroyed the ability of the commission and citizens. He stated that health, safety and welfare should be first priority. He urged the Board to say no to this item.

(2:17 p.m.) Diane Mills, 2700 SR 13, Switzerland, founding member of the Northwest Coalition and the scenic highway, posed several questions regarding safety, roads, and schools, and asked that the item be tabled for more investigation.

(2:19 p.m.) Fred Hall, 1609 Rebecca Ct., urged the Board to vote no on the transmittal. He said that more development meant more flooding. He said he already had issues with flooding without the ponds being full and that there was enough housing in the area already.

(2:21 p.m.) Tom Sciandra, 778 Pheasant Ct., asked the Board not to approve the request. He pointed out specific parts of the statute, *Exhibit D*, that showed why this did not meet all requirements of the statute. He asked the Board to look at Mr. Anderson's development quest. He went over the plan.

(2:27 p.m.) Chuck Farmer, 254 SE 118 Ave., P. O. Box 1415, Old Town, stated he had used the property, for siculture purposes, since Anderson bought it because there was no other use for it. He said they sold the property and got a concurrency certificate, followed through and had a PUD they were trying to get rid of. He said they tried to manage and keep the property in the best use of the county. Farmer said they just wanted to be treated the same as everyone else in the county.

(2:28 p.m.) Stevenson asked how long he had been timbering on this property. Farmer responded he had been there for 15 years. Farmer said if it was left just as it was and there was a lightning strike, the 400 acres would burn up.

(2:30 p.m.) Bryan asked how much of the land had been developed with rooftops. McClure clarified that none of the property had been developed. He said a good portion of it was wetlands.

(2:31 p.m.) Sanchez asked for clarification from the County Attorney's staff that this would proceed even if the Board denied it. More discussion ensued about the property, wetlands and other questions the Board had.

(2:35 p.m.) Stevenson asked what the conditions were around the subject property, as far as roads, water and sewer. She asked to see an aerial map, and have it added to the record. Bishop showed the aerial view from the presentation, *Exhibit E*. She clarified there was no vertical development going on around the property. Discussion followed regarding the parcel and the surrounding area.

(2:42 p.m.) Bryan said this was a clear example of "cash is king". He said this was not economic development, and having a legislator from another county make decisions about St. Johns County was an insult. (2:45 p.m.) Morris concurred with the other commissioners.

(2:46 p.m.) McCormack gave the full spectrum of voting possibilities. He read the statute regarding the 180 days. Discussion ensued about whether to continue or take no action, and clarification of the process. Bryan asked if the process was appealable.

Sanchez left the meeting at 3:01 p.m. and returned at 3:03 p.m.

(3:03 p.m.) Motion by Sanchez, seconded by Morris, carried 4/0, not to take action based on what was heard from the board members and the concerns expressed by the public during the hearing and it will be continued to a date uncertain.

The meeting recessed at 3:06 p.m. and reconvened at 3:15 p.m.

(10/16/12 - 16 - 3:15 p.m.)

13. REPORT ON PROFESSIONAL CLASSIFICATION & COMPENSATION STUDY

Michael Wanchick, County Administrator, gave the presentation regarding the pay plan evaluation process and the proposed plan that would have a \$3.2 million impact over the next two years; said this would restructure jobs and salaries in alignment with our competitive surrounding counties.

(3:36 p.m.) Bryan said he understood the importance of the increase and agreed that St. Johns County needed to keep a more efficient team, and that it took more to hire and

train a new person than to keep an efficient employee. He agreed that staff needed to be rewarded. Sanchez concurred.

(3:39 p.m.) Morris stated that he talked to the Rotary Club, who asked him what the biggest problem was in St. Johns County. Morris said he told them the issues were having a good staff that had not received a raise in over four years while taking mandatory furloughs. He commended Wanchick and staff for the excellent job they had done. Wanchick said it was time to give staff the recognition they deserved.

(3:43 p.m.) Stevenson asked what year they used to benchmark the study. Wanchick clarified that it was 2011. Discussion ensued about market levels.

McCormack requested a revision to the motion.

(3:51 p.m.) Motion by Bryan, seconded by Sanchez, carried 4/0, to adopt new County pay plan ranges, authorizing the County Administrator to implement a new County pay plan, establishing job classifications utilizing the Condrey study and continued services; and authorizing the transfer of \$1.9 million, plus associated benefits, in designated reserves for a FY 2013 implementation, beginning with base salary adjustments as briefed, and recognizing the adoption of the new pay plan ranges are subject to any collective bargaining agreements that exist.

(3:53 p.m.) Stevenson said she wanted to articulate why they used other public employees, as opposed to the private sector, for the benchmarking. Wanchick said they try to use other public agencies to stay on the same level.

(10/16/12 -17 - 12:11 p.m.)

14. CONSIDER APPOINTMENTS TO THE PONTE VEDRA ZONING & ADJUSTMENT BOARD

Melissa Lundquist, BCC Manager, gave the presentation. She said there were currently three vacancies on that Board due to expired terms. She mentioned there was one request for reappointment from Barbara Maple, and three other applications. She said the only recommendation for that Board was that the individuals lived within the Ponte Vedra Zoning District.

(12:12 p.m.) Motion by Bryan, seconded by Morris, carried 4/0, to reappoint Jane G. Lucker to the Ponte Vedra Zoning & Adjustment Board for a full four-year term, scheduled to expire October 16, 2016.

(12:13 p.m.) Motion by Morris, seconded by Sanchez, carried 4/0, to reappoint Barbara Maple to the Ponte Vedra Zoning & Adjustment Board for a full four-year term, scheduled to expire October 16, 2016.

(12:14 p.m.) Motion by Stevenson, seconded by Bryan, carried 4/0, to appoint Daniel Patrick Cook to the Ponte Vedra Zoning & Adjustment Board for a full four-year term, scheduled to expire October 16, 2016.

The meeting returned to Item 10.

(10/16/12 - 17 - 3:56 p.m.)

15. CONSIDER APPOINTMENTS TO THE NORTHWEST COMMUNICATIONS TOWER CITIZENS ADVISORY BOARD

Melissa Lundquist, BCC Manager, gave the presentation. Stevenson spoke about the Northwest Communications Tower Fund. She suggested the board stay in its current configuration.

(3:58 p.m.) Motion by Stevenson, seconded by Sanchez, carried 4/0, to reappoint Mr. Earl Newman to the Northwest Communications Tower Citizens Advisory Board as the County Commission District 1 Citizen Representative for a full two-year term, scheduled to expire October 16, 2014.

(3:58 p.m.) Motion by Stevenson, seconded by Sanchez, carried 4/0, to reappoint Mr. Jeffrey Betros to the Northwest Communications Tower Citizens Advisory Board as the Athletic Association Representative for a full two-year term, scheduled to expire October 16, 2014.

(10/16/12 - 18 - 4:00 p.m.)

15A. BID #12-57 - POPE ROAD/A1A-BEACH BLVD SIGNALIZATION

Joe Stephenson, Public Works Director, gave the presentation; said the City of St. Augustine made regular requests to the Public Works Department to improve that corridor. He said there were many complaints of safety issues. He said the corridor did not meet traffic signal requirements to justify a traffic signal, but the traffic was steadily increasing. To respond to the request of the city commission, a special signal could be constructed that responded only to pedestrians. He said it would blink amber on A1A and red on Pope Road until a pedestrian wanted to cross. They would push a button and the signal would turn solid red to safely cross. He said when the area was ready for a full signal, all of the infrastructure except the signal heads, would already be in place. Stephenson said they offered to put the signal into the design, provided the City would pay for half of it.

(4:05 p.m.) Stevenson asked Stephenson to explain the cost of the signaling. He said the cost was around \$250,000, which was a little higher than expected.

(4:07 p.m.) Bryan said there was a perception that the County should not charge extra for additional services because of the City tax that is paid. He said that there were some things that the City couldn't provide, so they come to the County to provide those services.

(4:09 p.m.) Motion by Stevenson, seconded by Sanchez, carried 4/0, to adopt Resolution No. 2012-304, authorizing the County Administrator, or his designee, to award Bid #12-57 - Pope Road/A1A-Beach Blvd. Signalization to James D. Hinson Electrical Contracting, as the lowest responsible bidder, for a lump sum of \$196,934.

RESOLUTION NO. 2012-304

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO AWARD BID NO. 12-57 AND TO EXECUTE AN AGREEMENT FOR POPE ROAD/CR A1A (A1ABEACH BLVD) SIGNALIZATION

(10/16/12 - 18 - 3:59 p.m.)

15B. CONSIDER APPOINTMENT OF A ST. JOHNS COUNTY REPRESENTATIVE TO THE HEALTH PLANNING COUNCIL OF NORTHEAST FLORIDA, INC.

Item 15B was an addition to the agenda. Lundquist explained the appointment.

(3:59 p.m.) Motion by Sanchez, seconded by Stevenson, carried 4/0, to reappoint Susan Ponder-Stansel as the St. Johns County representative on the Health Planning Council of Northeast Florida, Inc. for a two-year term, scheduled to expire in October 2014.

The meeting moved to Commissioners' Reports.

The Board of County Commissioners recessed the meeting at 4:29 p.m. and reconvened at 5:00 p.m. with Commissioners Bryan, Sanchez, Morris, and Stevenson, County Administrator Michael Wanchick, Attorney Patrick McCormack, and Deputy Clerk Pam Halterman in attendance.

(10/16/12 - 19 - 5:00p.m.)

16. PUBLIC HEARING - ORDINANCE FOR LAND DEVELOPMENT CODE AMENDMENTS, ARTICLE II (ZONING & SPECIAL ISSUES). THIS IS THE FOURTH PUBLIC HEARING TO CONSIDER MODIFICATIONS TO ARTICLE II OF THE LAND DEVELOPMENT CODE. THE AMENDMENTS INCORPORATE ADDITIONAL COMMERCIAL USES WITHIN FOUR USE CATEGORIES, ADDING A SERIES OF SPECIAL USES WITH DESIGN STANDARDS FOR EACH AS DEVELOPMENT CONDITIONS. A STAKEHOLDER/OPEN HOUSE MEETING WAS HOSTED JUNE 7, 2012. THE BOARD ANNOUNCED THE PUBLIC HEARING SERIES AT THE JULY 17, 2012, MEETING. TWO PUBLIC HEARINGS WERE HELD WITH THE PLANNING AND ZONING AGENCY: AUGUST 2, 2012, AND SEPTEMBER 20, 2012. THE PACKAGE CONTAINS THE AMENDMENTS RECOMMENDED FOR APPROVAL BY THE PLANNING AND ZONING AGENCY. THE PLANNING AND ZONING AGENCY (PZA) HEARD THE AMENDMENTS SEPTEMBER 20, 2012, AFTER CONTINUING THE ITEM FROM THE AUGUST MEETING. THE AGENCY DIRECTED STAFF TO EVALUATE THE EFFECTIVENESS OF THE PROPOSED 3 BAY INTENSITY THRESHOLD, THE PRACTICALITY OF ENCLOSED SERVICE BAYS, AND PERMISSIVE LANGUAGE TO BUILD IN REGULATORY FLEXIBILITY. THE PZA VOTED 7/0 TO RECOMMEND APPROVAL OF THE AMENDMENT SERIES INCLUDING CHANGES TO CLARIFY THE SUGGESTED INTENSITY, SETBACKS, AND SCREENING THRESHOLDS FOR THE AUTOMOTIVE BASED USES. THE RECOMMENDATION ALSO INCLUDES CORRECTION TO OUTLINE STRUCTURE. THE BOARD OF COUNTY COMMISSIONERS MAY APPROVE THE PROPOSED MODIFICATIONS TO ARTICLE II OF THE LAND DEVELOPMENT CODE, FINDING THE MODIFICATIONS CONSISTENT WITH FLORIDA LAW AND THE ST. JOHNS COUNTY COMPREHENSIVE PLAN

Proof of publication of the notice of public hearing on notice of a section hearing, Article II, was received, having been published in *The St. Augustine Record* on October 8, 2012.

Lindsay Haga, Development Review Division Director, gave the presentation. She explained that the ordinance had received three previous hearings on the Land Development Code amendments. Morris opened the hearing for public comments, which there were none. Haga noted that staff had received an email from the President of the Cimarron Homeowners Association with comments regarding outdoor storage. She specified that the amendments included commercial uses involving landscaping services within the high intense uses, automobile uses, and outdoor storage under a special uses category. She noted that the main focus of these amendment series involved the automotive base uses, which included automobile oil change facilities, and tire service centers, along with social assistance centers in order to address services to assist the homeless, domestic violence, and youth. She pointed out that without the special uses provision a property would need to be rezoned to a more intense zoned district. She explained that the Planning and Zoning Agency had a built in provision to consider a waiver or deviation from the guidelines.

(5:02 p.m.) **Motion by Sanchez, seconded by Morris, carried 4/0, to enact Ordinance No. 2012- 32, amending Article II, Zoning Districts and Special Uses.**

ORDINANCE NO. 2012-32

AN ORDINANCE OF ST. JOHNS COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF FLORIDA, AMENDING AND RESTATING ARTICLE II OF THE ST. JOHNS COUNTY LAND DEVELOPMENT CODE AS PREVIOUSLY AMENDED; THIS ORDINANCE MAKES CHANGES INCLUDING AND RELATING TO; ARTICLE II, SPECIFICALLY PART 2.02.00 USES ALLOWED WITHIN ZONING DISTRICTS, 2.03.00 SPECIAL USES; 2.04.00 PROHIBITED USES; PROVIDING FOR AN EFFECTIVE DATE

(10/16/12 - 20 - 4:10 p.m.)
COMMISSIONERS' REPORTS

Commissioner Morris:

No report.

(4:10 p.m.) Commissioner Sanchez:

No report.

(4:10 p.m.) Commissioner Stevenson:

Stevenson said she attended the Flagler Estates Fall Festival, and got inquires about cell phone service in the area. She said the Governor visited Ponte Vedra High School and signed a head injury bill; said she was interested in seeing how it worked. She asked Bryan to send a letter to the Florida Association of County's Trust to support her in replacing him. Bryan said Sanchez had also expressed an interest to be on that board. He said he had no problem sending a memo with both names to them and they could pick.

(4:13 p.m.) Commissioner Bryan:

Bryan attended the governor's head injury event with Morris; said he was surprised at how many injuries there were each year; said he and Stevenson went to the Sheriff's annual family picnic; said he said he needed consent from the Board to direct budget staff to move money for the West Augustine Weed and Seed program [which was given]. He said this step had been previously left out. He addressed some issues regarding Mosquito Control. He asked for consensus to request the County Attorney's Office to draft an ordinance that gave Mosquito Control authorization to enforce the removal of tires and barrels. Sanchez concurred with Bryan. Mueller thanked Bryan for helping her get this done.

(4:23 p.m.) *There was consensus to direct the County Attorney's Office to draft the ordinance.*

(10/16/12 - 20 - 4:24 p.m.)
COUNTY ADMINISTRATOR'S REPORT

Wanchick said the Jacksonville Jaguars would like to have a St. Johns County day for promotional outreach. He said they would like permission to use the seal in conjunction with their logo. He requested the Board's approval.

There was consensus for approval of the Jacksonville Jaguars to use the seal. There was consensus for approval for the library to do their Food for Fines program.

(10/16/12 - 21 - 4:26 p.m.)
COUNTY ATTORNEY'S REPORT

McCormack reminded the Board of the evening session. He gave an update on the mediation program.

(4:27 p.m.) Bryan stated during the TDC meeting they voted to bring to this board the consideration of some expenses they would like to see paid to the category 2 division as a result adding the executive director. He asked for consensus to direct the county attorney staff to explore this to see if it was a legitimate reimbursement.

(10/16/12 - 21 - 4:28 p.m.)
CLERK OF COURT'S REPORT

No report.

The meeting returned to Item 16.

With there being no further business to come before the Board, the meeting adjourned at 5:04 p.m.

REPORTS:

1. St. Johns County Board of County Commissioners Check Register, Check No. 487798, totaling \$608 (09/28/12)
2. St. Johns County Board of County Commissioners Check Register, Check No. 487799, totaling \$28 (10/01/12)
3. St. Johns County Board of County Commissioners Check Register, Check Nos. 487800-488002, totaling \$899,325.83 (10/02/12)
4. St. Johns County Board of County Commissioners Voucher Register, Voucher Nos. 10818-10878, totaling \$416,421.60 (10/02/12)
5. St. Johns County Board of County Commissioners Check Register, Check Nos. 488003-488006, totaling \$149,542.13 (10/02/12)
6. St. Johns County Board of County Commissioners Check Register, Check Nos. 488007-488026, totaling \$42,211.56 (10/04/12)
7. St. Johns County Board of County Commissioners Check Register, Check No. 488027, totaling \$12,100.41 (10/08/12)
8. St. Johns County Board of County Commissioners Check Register, Check Nos. 488028-488255, totaling \$1,814,689.44 (10/09/12)
9. St. Johns County Board of County Commissioners Voucher Register, Voucher Nos. 10879-10941, totaling \$546,688.32 (10/09/12)
10. St. Johns County Board of County Commissioners Check Register, Check No. 488256, totaling \$7,494.62 (10/10/12)

CORRESPONDENCE:

1. Letter dated October 4, 2012, to Liz Cloud, Program Administrator, Department of State, filing St. Johns County Ordinance No. 2012-27.

Approved November 6, 2012

BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA

By: J. Ken Bryan
J. Ken Bryan, Chair

ATTEST: CHERYL STRICKLAND, CLERK

By: Pam Halterman
Deputy Clerk

