

**MINUTES OF MEETING
BOARD OF COUNTY COMMISSIONERS
ST. JOHNS COUNTY, FLORIDA
APRIL 21, 2015
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: Rachael Bennett, District 5, Chair
Jeb S. Smith, District 2, Vice Chair
James K. Johns, District 1
William A. McClure, District 3
John H. Morris, District 4
Michael Wanchick, County Administrator
Patrick McCormack, County Attorney
Sindy Wiseman, Deputy Clerk

Also present: Darryl Locklear, Assistant County Administrator; Jerry Cameron, Assistant County Administrator; Paolo Soria, Assistant County Attorney; Rebecca Lavie, Assistant County Attorney; Regina Ross, Senior Assistant County Attorney

(04/21/15 - 1 - 9:00 a.m.)
CALL TO ORDER

Bennett called the meeting to order.

(04/21/15 - 1 - 9:00 a.m.)
ROLL CALL

The clerk called the roll: All board members were present.

(04/21/15 - 1 - 9:04 a.m.)
INVOCATION

Reverend Ron Rawls gave the invocation.

(04/21/15 - 1 - 9:05 a.m.)
PLEDGE OF ALLEGIANCE

Bennett led the Pledge of Allegiance.

(04/21/15 - 1 - 9:06 a.m.)
OATH OF OFFICE FOR INCOMING DISTRICT 1 COMMISSIONER, JAMES K. JOHNS

Judge John Alexander administered the Oath of Office for newly elected commissioner, James K. Johns.

(04/21/15 - 1 - 9:08 a.m.)
PROCLAMATION RECOGNIZING THE SERVICE OF REPRESENTATIVE RONALD "DOC" RENUART

Morris presented the proclamation. He noted that Reunart had supported economic development for small businesses, healthcare for youth athletes, local historic preservation funding for St. Johns County historic properties, and for the reduction of

government regulations for businesses. Morris said that St. Johns County was recently recognized by *Money Magazine* and CNN as the fifth in the nation for job creation. Renuart expressed his appreciation and said he would continue to look for ways to serve St. Johns County.

(04/21/15 - 2 - 9:14 a.m.)

PROCLAMATION RECOGNIZING APRIL 2015 AS CHILD ABUSE PREVENTION MONTH

Bennett presented the proclamation. Jeanne Heaton, Prevention Case Manager, expressed her appreciation.

(04/21/15 - 2 - 9:18 a.m.)

PROCLAMATION RECOGNIZING THE ANNIVERSARY OF THE ST. JOHNS COUNTY AGRICULTURAL CENTER

Smith presented the proclamation, recognizing the people who helped make the building possible. Geralyn Sachs, County Extension Director, expressed her appreciation. Bonnie Wells, Agricultural Agent, said a few words about the Farm Stroll and invited everyone to see it next year. Keith Fuller, Extension Agent, spoke about the Flower and Garden Expo.

(04/21/15 - 2 - 9:29 a.m.)

PROCLAMATION RECOGNIZING APRIL 12-18, 2015, AS NATIONAL PUBLIC SAFETY TELECOMMUNICATORS WEEK

McClure presented the proclamation. Carl Shank, Fire Rescue Chief, expressed his appreciation and recognized Kevin Finneran, Fire Rescue Communications, for his 11 years of service to the County.

(04/21/15 - 2 - 9:35 a.m.)

PROCLAMATION RECOGNIZING APRIL 12-18, 2015, AS NATIONAL ANIMAL CONTROL OFFICERS WEEK

McClure presented the proclamation. Carl Shank, Fire Rescue Chief, expressed his appreciation. Wanchick commended Paul Studivant, Animal Control Supervisor, and his staff for their efforts in adopting out all of the 45 animals at the recent mega pet adoption event.

(04/21/15 - 2 - 9:42 a.m.)

PROCLAMATION RECOGNIZING APRIL 22, 2015, AS EARTH DAY

Bennett presented the proclamation. Jan Brewer, Environmental Division, expressed her appreciation.

(04/21/15 - 2 - 9:47 a.m.)

ACCEPTANCE OF PROCLAMATIONS

Motion by McClure, seconded by Morris, carried 5/0, to accept the proclamations.

(04/21/15 - 2 - 9:47 a.m.)

PUBLIC COMMENT

Tom Reynolds, 880 A1A Beach Blvd., voiced his concerns regarding the rules of the Florida on Commission Ethics and school security. He requested that public comment be taken after Item 2 because Items 2 and 3 were separate topics. Bennett responded that the items would be heard separately.

(9:51 a.m.) BJ Kalaidi, 8 Newcomb Street, follow-up on comments from a previous meeting concerning an attorney and developer who received a tax incentive, *Exhibit A*. She also suggested people with motor homes visit the North Beach Camp Resort and Aunt Kates Restaurant, *Exhibit B*, and requested that the Board not support the April 25, 2015, 501(C) event, and showed maps of the kayak launch and museum would be, *Exhibit C*.

(04/21/15 - 3 - 9:55 a.m.)

DELETIONS TO CONSENT AGENDA

Bennett noted that there was red folder information submitted on Items 1 and 35, and requested that whomever made the motion, include the red folder information in the motion.

(04/21/15 - 3 - 9:56 a.m.)

APPROVAL OF CONSENT AGENDA

Motion by McClure, seconded by Smith, carried 5/0, to approve the Consent Agenda, including the red folder information, as amended.

1. Motion to adopt **Resolution No. 2015-80**, approving and adopting the St. Johns County Local Mitigation Strategy Plan

RESOLUTION NO. 2015-80

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, MAKING FINDINGS OF FACT; APPROVING AND ADOPTING THE ST. JOHNS COUNTY LOCAL MITIGATION STRATEGY PLAN; DIRECTING THE DIRECTOR OF EMERGENCY MANAGEMENT TO NOTIFY THE FLORIDA DIVISION OF EMERGENCY MANAGEMENT OF THE COUNTY'S APPROVAL AND ADOPTION OF THE LOCAL MITIGATION STRATEGY PLAN; AND PROVIDING AN EFFECTIVE DATE

2. Motion to adopt **Resolution No. 2015-81**, recognizing unanticipated donation revenue in the amount of \$7,470.17, and increasing the General Fund Animal Control Donations revenue [0001-34645] and Animal Control Department expenditure budget line items

RESOLUTION NO. 2015-81

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AMMENDING THE FISCAL YEAR 2015 GENERAL FUND/ANIMAL CONTROL DEPARTMENT TO RECEIVE UNANTICIPATED DONATIONS; AND AUTHORIZE ITS EXPENDITURE TO ENHANCE THE ANIMAL CONTROL OPERATIONS IN FY 2015

3. Motion to adopt **Resolution No. 2015-82**, approving the terms, conditions and requirements between Johns County and the Children's Home Society, Inc.; and authorizing the county administrator, or designee, to execute the agreement on behalf of the County

RESOLUTION NO. 2015-82

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 CHILDREN'S HOME SOCIETY, INC. AND AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE TO EXECUTE THE AGREEMENT ON BEHALF OF THE COUNTY

4. Motion to adopt **Resolution No. 2015-83**, approving the terms, conditions and requirements of Amendment #3 to the Community Based Care contract NJ206, between St. Johns County, Florida, and the State of Florida, Department of Children and Families; and authorizing the county administrator, or designee, to execute Contract Amendment #3 on behalf of the County

RESOLUTION NO. 2015-83

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AUTHORIZING THE COUNTY ADMINISTRATOR TO SIGN THE THIRD AMENDMENT TO CONTRACT NJ206, BETWEEN ST. JOHNS COUNTY BOARD OF COUNTY COMMISSIONERS AND THE DEPARTMENT OF CHILDREN AND FAMILIES

5. Motion to approve the reclassification of four existing positions and the addition of two new positions by the Health and Human Services Department, Family Integrity Program
6. Motion to authorize staff to prepare and submit an application for funding for the 2015 Emergency Solutions Grant, under Florida Department of Children and Families Office on Homelessness
7. Motion to adopt **Resolution No. 2015-84**, authorizing the county administrator, or his designee, to execute a purchase order for one new Hazardous Materials Tractor/Trailer at a price of \$440,819.62, from Hackney, Inc., subject to the terms and conditions of the National Joint Powers Alliance Contract # 090512-VTH

RESOLUTION NO. 2015-84

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO PURCHASE AND TO EXECUTE A PURCHASE ORDER FOR ONE NEW HAZARDOUS MATERIALS TRACTOR/TRAILER

8. Motion to adopt **Resolution No. 2015-85**, authorizing the county administrator, or designee, to execute an amendment in substantially the same form and format as attached, to provide for after-hours pool access by SJCFR personnel participating in marine rescue training

RESOLUTION NO. 2015-85

A RESOLUTION OF ST. JOHNS COUNTY, FLORIDA, AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO EXECUTE AN AMENDMENT TO THE CONTRACT AGREEMENT FOR PROFESSIONAL/CONSULTING SERVICES, ALLOWING FOR AFTER-HOURS ACCESS TO THE SOLOMON CALHOUN COMMUNITY CENTER SWIMMING POOL, BY ST. JOHNS COUNTY FIRE RESCUE PERSONNEL PARTICIPATING IN MARINE RESCUE TRAINING

9. Motion to approve the Fiscal Year 2015 Capital Improvement Program Re-appropriation and associated budget transfers per the attached schedule
10. Motion to adopt **Resolution No. 2015-86**, accepting a Grant of Easement for installation of a drainage pipe off Basque Road in Treasure Beach subdivision

RESOLUTION NO. 2015-86

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING A GRANT OF EASEMENT FOR INSTALLATION OF AN UNDERGROUND DRAINAGE PIPE OFF BASQUE ROAD IN TREASURE BEACH SUBDIVISION

11. Motion to adopt **Resolution No. 2015-87**, accepting an Easement for Utilities for water and sewer service along Outlet Mall Boulevard off State Road 16

RESOLUTION NO. 2015-87

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING AN EASEMENT FOR UTILITIES FOR WATER AND SEWER SERVICE ALONG OUTLET MALL BOULEVARD OFF STATE ROAD 16

12. Motion to adopt **Resolution No. 2015-88**, accepting one of two Easements for Utilities needed for an existing sewer force main in Marshall Creek subdivision off US1 North

RESOLUTION NO. 2015-88

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING ONE OF TWO EASEMENTS FOR UTILITIES NEEDED FOR AN EXISTING SEWER FORCE MAIN IN MARSHALL CREEK SUBDIVISION OFF US1 NORTH

13. Motion to approve **Resolution No. 2015-89**, approving the terms of, and authorizing the county administrator, or designee, to execute, a Lease Agreement with Municipal Service District of Ponte Vedra Beach for an office in the St. Johns County Ponte Vedra Annex

RESOLUTION NO. 2015-89

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE TERMS AND AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO EXECUTE A LEASE AGREEMENT WITH MUNICIPAL SERVICE DISTRICT OF PONTE VEDRA BEACH FOR AN OFFICE IN THE ST. JOHNS COUNTY PONTE VEDRA ANNEX

14. Motion to adopt **Resolution No. 2015-90**, approving the terms of, and authorizing the chair, or designee, to execute, a Temporary Access Easement to a communications tower site, located off County Road 204 in Hastings

RESOLUTION NO. 2015-90

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE TERMS AND AUTHORIZING THE CHAIR, OR DESIGNEE, TO EXECUTE A TEMPORARY ACCESS EASEMENT TO A COMMUNICATIONS TOWER SITE LOCATED OFF COUNTY ROAD 204 IN HASTINGS

15. Motion to adopt **Resolution No. 2015-91**, accepting one of eight Easements for Utilities needed for installation of a sewer force main off County Road 210 in Ponte Vedra

RESOLUTION NO. 2015-91

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING ONE OF EIGHT EASEMENTS FOR UTILITIES NEEDED FOR INSTALLATION OF A SEWER FORCE MAIN OFF COUNTY ROAD 210 IN PONTE VEDRA

16. Motion to adopt **Resolution No. 2015-92**, accepting an Easement for Utilities for water and sewer service to Nations Bus Sales and accepting a Bill of Sale and Schedule of Values conveying all personal property associated with the water and sewer system

RESOLUTION NO. 2015-92

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING AN EASEMENT FOR UTILITIES TO PROVIDE WATER AND SEWER SERVICE TO NATIONS BUS SALES AND ACCEPTING A BILL OF SALE AND SCHEDULE OF VALUES CONVEYING ALL PERSONAL PROPERTY ASSOCIATED WITH THE WATER AND SEWER SYSTEM

17. Motion to adopt **Resolution No. 2015-93**, accepting a Temporary Grant of Easement for drainage purposes located in the property plat of Deerfield Preserve, Phase 1, for public safety purposes until the subdivision is platted; and authorizing the county administrator, or designee, to execute the easement

RESOLUTION NO. 2015-93

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING A TEMPORARY GRANT OF EASEMENT FOR DRAINAGE PURPOSES LOCATED IN THE PROPOSED PLAT OF DEERFIELD PRESERVE, PHASE 1, FOR PUBLIC SAFETY PURPOSES UNTIL THE SUBDIVISION IS PLATTED; AND AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO EXECUTE THE EASEMENT

18. Motion to adopt **Resolution No. 2015-94**, approving the terms of a Purchase and Sale Agreement for purchase of property in Summer Haven; and authorizing the county administrator, or designee, to execute the agreement on behalf of the County

RESOLUTION NO. 2015-94

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE TERMS OF A PURCHASE AND SALE AGREEMENT FOR PURCHASE OF PROPERTY IN SUMMER HAVEN; AND AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO EXECUTE THE AGREEMENT ON BEHALF OF THE COUNTY

19. Motion to adopt **Resolution No. 2015-95**, approving the terms of, and authorizing the county administrator, or designee, to execute, an Amendment to Lease Agreement with Rural Health Care, Inc., for space in the former Health & Human Services Building, located at 1955 U.S. 1 South

RESOLUTION NO. 2015-95

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE TERMS AND AUTHORIZING THE COUNTY ADMINISTRATOR OR DESIGNEE, TO EXECUTE AN AMENDMENT TO LEASE AGREEMENT WITH RURAL HEALTH CARE, INC., FOR SPACE IN THE FORMER HEALTH & HUMAN SERVICES BUILDING LOCATED AT 1955 U.S. 1 SOUTH

20. Motion to adopt **Resolution No. 2015-96**, approving the terms of, and authorizing the county administrator, or designee, to execute, Amendment No. 1 to the Revocable License with the U.S. Department of Veterans Affairs for the continued operation of the St. Augustine Community Based Outpatient Clinic at 1955 U.S. 1 South

RESOLUTION NO. 2015-96

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE TERMS AND AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO EXECUTE AMENDMENT NO. 1 TO THE REVOCABLE LICENSE WITH THE U.S. DEPARTMENT OF VETERANS AFFAIRS, FOR THE CONTINUED OPERATION OF THE ST. AUGUSTINE COMMUNITY BASED OUTPATIENT CLINIC AT 1955 U.S. 1 SOUTH

21. Motion to adopt **Resolution No. 2015-97**, approving the terms of, and authorizing the county administrator, or designee, to execute, a Purchase and Sale Agreement for acquisition of property to improve buffering between an existing wastewater treatment plant and adjacent neighborhoods and future improvements to the existing plant; and authorizing the transfer in the amount of \$210,000 from Ponte Vedra Utility Reserves (4479-59920) to Ponte Vedra Waste Water Treatment - Land (4473-56100)

RESOLUTION NO. 2015-97

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE TERMS AND AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO EXECUTE A PURCHASE AND SALE AGREEMENT FOR ACQUISITION OF PROPERTY TO IMPROVE BUFFERING BETWEEN AN EXISTING WASTE WATER TREATMENT PLANT AND ADJACENT NEIGHBORHOODS AND FUTURE IMPROVEMENTS TO THE EXISTING PLANT

22. Motion to adopt **Resolution No. 2015-98**, approving the final plat for Celestina, Phase 1A

RESOLUTION NO. 2015-98

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING A PLAT FOR CELESTINA, PHASE 1A

23. Motion to adopt **Resolution No. 2015-99**, approving the final plat for Delespine Estates

RESOLUTION NO. 2015-99

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING A PLAT FOR DELESPINE ESTATES

24. Motion to approve PFS AGREE 2014-04 and authorize the county administrator to execute the Stone Creek Landing Proportionate Fair Share Agreement, finding that the proposed agreement is consistent with Section 11.09, of the Land Development Code
25. Motion to adopt **Resolution No. 2015-100**, approving the final plat for Sandy Creek, Phases 2A, and 2B

RESOLUTION NO. 2015-100

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING A PLAT FOR SANDY CREEK, PHASES 2A, AND 2B

26. Motion to approve the Stone Creek Landing School Concurrency Proportionate Share Mitigation Agreement (CONSCA 2015-04)
27. Motion to adopt **Resolution No. 2015-101**, approving the final plat for Town Center Roads, Phase III

RESOLUTION NO. 2015-101

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING A PLAT FOR TOWN CENTER ROADS, PHASE III

28. Motion to adopt **Resolution No. 2015-102**, authorizing the county administrator, or his designee, to award Bid No. 15-45, and to execute an agreement with the lowest qualified bidder, Advanced Roofing, Inc., for completion of the Criminal Justice Roof Replacement, at a total contract price of \$315,000

RESOLUTION NO. 2015-102

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO AWARD BID NO. 15-45, AND TO EXECUTE A CONTRACT FOR CONSTRUCTION SERVICES ON BEHALF OF ADVANCED ROOFING, INC., IN THE AMOUNT OF \$315,000 FOR THE CRIMINAL JUSTICE ROOF REPLACEMENT PROJECT

29. Motion to adopt **Resolution No. 2015-103**, classifying timber located on the Rayonier and Terrapointe Tracts, within the Moses Creek Basin 9 Regional Off-Site Mitigation Area, as surplus property; and authorizing the county administrator, or his designee, to solicit quotes for sale of the property to the highest bidder, as required by the St. Johns River Water Management District

RESOLUTION NO. 2015-103

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, DECLARING TIMBER LOCATED ON A COUNTY OWNED PARCEL AS SURPLUS PROPERTY AND AUTHORIZING SALE OF THE TIMBER TO THE HIGHEST BIDDER, PURSUANT TO THE PROVISIONS SET FOURTH IN SECTIONS 125.35, FLORIDA STATUTES

30. Motion to approve the Request for Approval to utilize England, Thims & Miller to complete the design for a segment of Race Track Road from CR 2209 to the proposed 9B Connector; and motion to adopt **Resolution No. 2015-104**, authorizing the county administrator, or his designee, to award Task Order No. 1 with England, Thims & Miller for \$695,000 to complete the design and permitting for a segment of Race Track Road from CR 2209 to the proposed 9B Connector

RESOLUTION NO. 2015-104

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO AWARD AND EXECUTE AN AGREEMENT FOR DESIGN AND PERMITTING THE ROAD SEGMENT ON RACE TRACK ROAD FROM CR2209 TO THE PROPOSED 9B CONNECTOR

31. Motion to approve addition of a new Recycling Coordinator to the Solid Waste Department effective May, 2015
32. Motion to approve the Cash Requirement Report
33. Motion to adopt **Resolution No. 2015-105**, approving the terms of, and authorizing the chair, or designee, to execute, a Memorandum of Agreement between St. Johns County and St. Johns River Water Management District for the Basin 9 Regional Offsite Mitigation Area

RESOLUTION NO. 2015-105

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE TERMS AND AUTHORIZING THE CHAIRMAN TO EXECUTE A MEMORANDUM OF AGREEMENT BETWEEN ST. JOHNS COUNTY AND THE ST. JOHNS RIVER WATER MANAGEMENT DISTRICT FOR THE BASIN 9 MOSES CREEK REGIONAL OFFSITE MITIGATION AREA

34. Motion to adopt **Resolution No. 2015-106**, approving the terms and authorizing the Chair, or designee, to execute a conservation easement over property located within Basin 9 Regional Offsite Mitigation Area to mitigate for wetland impacts associated with future County Public Works projects

RESOLUTION NO. 2015-106

RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE TERMS AND AUTHORIZING THE CHAIR TO EXECUTE A CONSERVATION EASEMENT OVER PROPERTY LOCATED WITHIN BASIN 9 REGIONAL OFFSITE MITIGATION AREA, TO MITIGATE WETLAND IMPACTS ASSOCIATED WITH FUTURE COUNTY PUBLIC WORKS PROJECTS

35. Motion to adopt **Resolution No. 2015-107**, approving the terms, provisions, and conditions of the contract between the Early Learning Coalition of Northeast Florida and St. Johns County; and authorizing the county administrator, or designee, to execute a contract, in substantially the same form and format, as attached hereto, on behalf of St. Johns County

RESOLUTION NO. 2015-107

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO EXECUTE AN AGREEMENT BETWEEN ST.

**JOHNS COUNTY AND THE EARLY LEARNING COLAITION
OF NORTHEAST FLORIDA, FOR REIMBURSEMENT OF
PROGRAM FEES FOR ELIGIBLE CHILDREN REGISTERED
IN PROGRAMS WITH THE PARKS AND RECREATION
DEPARTMENT**

36. Motion to adopt **Resolution No. 2015-108**, approving the terms, provisions, and conditions of a Maintenance Agreement between the Florida Department of Transportation and St. Johns County (regarding the Crossroads Trailhead located on State Road 207 between Vermont Heights and Armstrong); and authorizing the county administrator, or designee, to execute the agreement on behalf of St. Johns County

RESOLUTION NO. 2015-108

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE TERMS, PROVISIONS, AND CONDITIONS OF A CONTRACT BETWEEN THE STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION AND ST. JOHNS COUNTY, FLORIDA, TO PROVIDE A CONSTRUCTION AND MAINTENANCE AGREEMENT FOR THE SR 207 CROSSROAD TRAILHEAD & SR 207 FROM OLD SR 207 EAST CURVE TO OLD SR 207 WEST CURVE LOCATED WITHIN ST. JOHNS COUNTY; AND AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO EXECUTE THE CONTRACT ON BEHALF OF THE COUNTY

37. Motion to adopt **Resolution No. 2015-110**, recognizing unanticipated revenue of \$4,000,000 and increase Race Track Road Improvements Project 5050 expenditure budget by \$4,000,000. (1114-56330; 5050-56330)

RESOLUTION NO. 2015-110

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AMENDING THE FISCAL YEAR 2015 ENGINEERING BUDGET IN ORDER TO RECEIVE UNANTICIPATED REVENUE AND AUTHORIZE ITS EXPENDITURE BY THE TRANSPORTATION CAPITAL PROJECTS DEPARTMENT

38. Minutes:
2/17/15 Regular Meeting
39. Proofs:
- Proof: Request for Qualifications RFQ No. 15-27, Public Works Complex Arch Services, published in *The St. Augustine Record* on 03/18/15 and 03/25/15
 - Proof: Request for Qualifications RFQ No. 15-11R, SJ Golf Club Architect Design, published in *The St. Augustine Record* on 03/17/15 and 03/24/15
 - Proof: Request for Qualifications RFQ No. 15-42R, Arch Services Fire Station 5/11, published in *The St. Augustine Record* on 03/26/15 and 04/02/15
 - Proof: Misc Notice, SJC Extension Education Field Day Trip on April 10, 2015, published in *The St. Augustine Record* on 04/03/15
 - Proof: Bid No. 15-58, Purchase Traffic Signs, published in *The St. Augustine Record* on 03/30/15 and 04/06/15

- Proof: Bid No. 15-57, Sign Posts/Hardware, published in *The St. Augustine Record* on 03/11/15 and 03/18/15
- Proof: Notice of Meeting, Refunding Bonds Spec- Meeting on April 15, 2015, published in *The St. Augustine Record* on 04/01/15
- Proof: Notice of Meeting, Noise Ordinance - Hearing on March 17, 2015, published in *The St. Augustine Record* on 03/06/15
- Proof: Notice of Meeting, BCC/COMM Dev Agency - Meeting on March 17, 2015, published in *The St. Augustine Record* on 03/07/15
- Proof: Notice of Meeting, Special BCC Meeting, Bonds - Several Meeting Dates, published in *The St. Augustine Record* on 03/09/15
- Proof: RFP No. 15-49, Supply of Polymer - PT1 AD, published in *The St. Augustine Record* on 03/11/15 and 3/18/15

(04/21/15 - 12 - 9:56 a.m.)

ADDITIONS/DELETIONS TO REGULAR AGENDA

Wanchick requested to add an item to waive impact fees for K9 for Warriors, which Bennett added as Item A1. McCormack requested that Item 10 be pulled.

(04/21/15 - 12 - 9:57 a.m.)

APPROVAL OF REGULAR AGENDA

Motion by Morris, seconded by McClure, carried 5/0, to approve the Regular Agenda, as amended.

(04/21/15 - 12 - 9:57 a.m.)

A1. RESOLUTION FOR K9 FOR WARRIORS IMPACT FEE AGREEMENT

Rebecca Lavie, Assistant County Attorney, gave an overview of the project and facility and read a proposed motion.

(10:00 a.m.) Tom Reynolds, 880 A1A Beach Boulevard, spoke in support of the motion.

(10:00 a.m.) Morris spoke in support of the project.

(10:00 a.m.) **Motion by Morris, seconded by Bennett, carried 5/0, to adopt Resolution No. 2015-109, approving the terms of an Impact Fee Grant Agreement between St. Johns County and K9s for Warriors, Inc., and authorizing the county administrator, or his designee, to execute the agreement, substantially in the same form as this agreement, on behalf of the County.**

RESOLUTION NO. 2015-109

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE TERMS OF AN IMPACT FEE GRANT AGREEMENT WITH K9S FOR WARRIORS, INC.; AND AUTHORIZING THE COUNTY ADMINISTRATOR, OR HIS DESIGNEE, TO EXECUTE THE AGREEMENT ON BEHALF OF THE COUNTY

(10:28 a.m.) Subsequently, Bennett asked McCormack to perfect the motion for the K9 for Warriors Impact Fee Agreement to Resolution No. 15-109.

(10:28 a.m.) McCormack suggested a motion to recognize the resolution number **and the Board accepted the motion 5/0.**

(04/21/15 - 13 - 10:01 a.m.)

1. PRESENTATION ON THE ST. JOHNS COUNTY MEDIATION PROGRAM. MARIE C. JOY, EXECUTIVE DIRECTOR OF COUNTY COURT MEDIATION SERVICES, WILL MAKE A PRESENTATION REGARDING THE SUCCESS OF THE ST. JOHNS COUNTY MEDIATION PROGRAM AND THE VARIOUS SERVICES IT OFFERS THE RESIDENTS AND BUSINESSES OF ST. JOHNS COUNTY

Regina Ross, Senior County Attorney, introduced Marie C. Joy, Executive Director of the County Court Mediation Services Program, who gave a PowerPoint presentation on the Citizens Dispute Settlement Program. Bill Napper gave an overview of the program, explained the difference in mediation and arbitration, and the benefits of mediation. McCormack reiterated that mediation was an opportunity to resolve disputes without having to go through the court system. Joy requested the Board advertise the available services to the County and noted that she put brochures in the lobby, *Exhibit A*.

(04/21/15 - 13 - 10:13 a.m.)

2. PRESENTATION BY THE ST. JOHNS COUNTY CHAMBER OF COMMERCE - ECONOMIC DEVELOPMENT COUNCIL ANNUAL REPORT. THE ST. JOHNS COUNTY CHAMBER OF COMMERCE WILL PROVIDE A PRESENTATION TO THE BOARD OF COUNTY COMMISSIONERS ON PROGRAMS AND ACTIVITIES AT THE ST. JOHNS COUNTY CHAMBER EDC

Melissa Glasgow, Economic Development Director, gave a PowerPoint presentation. She congratulated Elizabeth Rodriguez for being named President of the Chamber and expressed her appreciation to the Chamber for hiring Declan Reiley, an experienced professional.

(10:15 a.m.) Bill Curtis, Curtis and Associates, spoke about and introduced members of the Chamber.

(10:20 a.m.) Declan Reiley, gave a PowerPoint presentation. He talked about the Economic Development Calculations (EDC) funding mix, job creation, wages, and tax base expansion. He invited the Board members to attend the next quarterly breakfast at the Casa Monica Hotel, Friday at 8:00 a.m.

(10:29 a.m.) Tom Reynolds, 880 A1A Beach Boulevard, requested that the Chamber members stay for Items 3 and 4, to address unfunded liabilities.

(04/21/15 - 13 - 10:32 a.m.)

3. MARSHALL REAL ESTATE AMENDED ECONOMIC DEVELOPMENT GRANT AGREEMENT. ON APRIL 7, 2015, THE BOARD APPROVED A REQUEST TO REVISE INCENTIVE AGREEMENT WITH MARSHALL REAL ESTATE. THE FIRST ANNUAL GRANT PAYMENT WOULD BE ANTICIPATED DURING FY 15, WITH AN ESTIMATED ANNUAL PAYOUT OF \$6,468. THE TOTAL ESTIMATED VALUE OF THE INCENTIVE IS \$66,417

Melissa Glasgow, Director of Economic Development, gave a PowerPoint presentation. She responded to the previous comments and noted the conversation with Tom Reynolds about incentives.

(10:36 a.m.) Bennett questioned the impact to the County not having readily available commercial space. Discussion ensued.

(10:40 a.m.) Tom Reynolds, 880 A1A Beach Boulevard, voiced his concerns with the incentives. McClure responded.

(10:46 a.m.) **Motion by McClure, seconded by Morris, carried 5/0, to adopt Resolution No. 2015-111, authorizing the county administrator, or designee, to execute an Amended Economic Development Grant Agreement with Marshall Real Estate, on behalf of St. Johns County; providing for the effect of recitals; providing for the correction of errors; and providing an effective date.**

RESOLUTION NO. 2015-111

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO EXECUTE AN AMENDED ECONOMIC DEVELOPMENT GRANT AGREEMENT WITH MARSHALL REAL ESTATE, ON BEHALF OF ST. JOHNS COUNTY; PROVIDING FOR THE EFFECT OF RECITALS; PROVIDING FOR THE CORRECTION OF ERRORS; AND PROVIDING AN EFFECTIVE DATE

(04/21/15 - 14 - 10:47 a.m.)

4. UNIVERSAL NETWORK REALTY, LLC, ECONOMIC DEVELOPMENT INCENTIVE APPLICATION. THE ST. JOHNS COUNTY ECONOMIC DEVELOPMENT AGENCY (AGENCY) HAS RECEIVED AN APPLICATION FROM UNIVERSAL NETWORK REALTY, LLC, REQUESTING ECONOMIC DEVELOPMENT INCENTIVES TO DEVELOP A 62,756 SQUARE FOOT CLASS A SPECULATIVE OFFICE BUILDING AS PHASE 2 OF THEIR FORT WADE ROAD PROFESSIONAL OFFICE CENTER. THE PROPOSED NEW OFFICE BUILDING IS TO BE LOCATED NEXT TO THE ADVANCED DISPOSAL HEADQUARTERS IN NOCATEE. CONSTRUCTION IS EXPECTED TO BEGIN IN JUNE, 2015, AND BE AVAILABLE FOR OCCUPANCY IN EARLY 2016. THE PROJECT SCORED 5 POINTS UNDER THE "SPECULATIVE DEVELOPMENT" CATEGORY OF THE CURRENT COUNTY'S BUSINESS INCENTIVE PROGRAM (ORDINANCE 2014-30), WHICH MAKES IT ELIGIBLE FOR EXPEDITED PERMITTING AND AN ECONOMIC DEVELOPMENT GRANT FOR REIMBURSEMENT OF UP TO 100% OF FEES PAID TO THE COUNTY BY THE APPLICANT (IMPACT FEES), AND FOUR YEARS AD VALOREM TAXES PAID BY THE APPLICANT (GENERAL COUNTY PORTION), ON CAPITAL IMPROVEMENTS. THE PROJECT IS LOCATED OUTSIDE OF THE COUNTY'S UTILITY SERVICE AREA SO NO WATER/SEWER CONNECTION FEES ARE BEING INCLUDED IN THIS INCENTIVE PROPOSAL. WITH THIS SCHEDULE, THE FIRST ANNUAL GRANT PAYMENT WOULD BE ANTICIPATED DURING FY 18. THE TOTAL ESTIMATED VALUE OF THE INCENTIVE IS \$379,611. IN ACCORDANCE WITH PROGRAM REQUIREMENTS, THE AGENCY IS REQUIRED TO REVIEW THE REQUEST AND MAKE A WRITTEN REPORT TO THE BOARD OF COUNTY COMMISSIONERS. STAFF RECOMMENDS SUPPORT OF THIS INCENTIVE APPLICATION

Melissa Glasgow, Director of Economic Development, gave a PowerPoint presentation. She gave an overview of the incentive program and said it would be difficult to recruit high wage jobs without having this type of product available.

(10:51 a.m.) Tom Reynolds, 880 A1A Beach Boulevard, voiced his concern on prebuilding without guaranteed occupancy.

(10:53 a.m.) Wanchick commented on the number of companies interested in relocating to St. Johns County, but who cannot because of the lack of availability.

(10:55 a.m.) **Motion by Morris, seconded by Smith, carried 5/0, to instruct the county attorney to draft an Economic Development Grant Agreement for Universal Network Realty, LLC, to develop a 62,750 +/- square foot spec office building and place the proposed Grant Agreement for consideration by the Board at a later regularly scheduled meeting.**

(10:56 a.m.) Wanchick noted that Glasgow kept records of incentives, performance, and net assets from the agreements.

The meeting recessed at 10:52 a.m. and reconvened at 11:09 a.m.

(11:09 a.m.) Bennett recognized Patrick Juliano, Regional Manager, Office of Program Management for CFO Jeff Attewater, who was in the audience.

(04/21/15 - 15 - 11:10 a.m.)

5. PUBLIC HEARING - TAX EQUITY AND FISCAL RESPONSIBILITY ACT (TEFRA) HEARING TO CONSIDER REISSUANCE OF REVENUE AND REVENUE REFUNDING BONDS (BOLLES SCHOOL PROJECT), SERIES 2011

Proof of publication of the notice of public hearing on TEFRA Notice, Bolles School Project, was received, having been published in *The St. Augustine Record* on April 7, 2015.

Regina D. Ross, Senior Assistant County Attorney, gave the presentation, stating that some changes were being made to remove the affiliates as obligors, to extend the term of the 2011 bonds, and deem the bonds reissued for income tax purposes.

(11:12 a.m.) Bennett asked if the approval of the changes would put the County at any exposure for financial involvement, which Ross responded.

(11:13 a.m.) **Motion by Bennett, seconded by Smith, carried 5/0, to adopt Resolution No. 2015-112, approving reissuance of the Revenue and Revenue Refunding Bonds (Bolles School Project), Series 2011.**

RESOLUTION NO. 2015-112

A RESOLUTION OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE REISSUANCE, BY THE CITY OF JACKSONVILLE, OF THE JACKSONVILLE ECONOMIC DEVELOPMENT COMMISSION REVENUE AND REVENUE REFUNDING BONDS (BOLLES SCHOOL PROJECT), SERIES 2011, IN THE AGGREGATE PRINCIPAL AMOUNT NOT TO EXCEED \$10,000,000; AND PROVIDING OTHER DETAILS; AND AN EFFECTIVE DATE

(04/21/15 - 15 - 11:13 a.m.)

6. PUBLIC HEARING - COMPAMD 2014-05, TRINGALI FAMILY FARM. THIS IS AN ADOPTION HEARING FOR A COMPREHENSIVE PLAN AMENDMENT, KNOWN AS THE TRINGALI FAMILY FARM. THE AMENDMENT PROPOSES TO CHANGE THE FUTURE LAND USE FROM RURAL/ SILVICULTURE TO AGRICULTURAL-INTENSIVE FOR APPROXIMATELY 54 ACRES, TO ALLOW UP TO THREE SINGLE-FAMILY HOMES, ONE FOR THE OWNER AND ONE EACH FOR HIS TWO DAUGHTERS. THE PROPERTY IS LOCATED ON THE

EAST SIDE OF U.S. 1 SOUTH, APPROXIMATELY 1 MILE SOUTH OF SR 206. THE PLANNING AND ZONING AGENCY RECOMMENDED ADOPTION OF COMPAMD 2014-05 BY A UNANIMOUS VOTE OF 6-0 AT THE MARCH 5, 2015, MEETING

Proof of publication of the notice of public hearing on COMPAMD 2014-05, Tringali Farm, was received, having been published in *The St. Augustine Record* on April 6, 2015.

Georgia Katz, Senior Planner, gave a presentation of the proposed amendment, via PowerPoint.. She said the Planning and Zoning Agency (PZA), at its March 5, 2015, meeting, recommended approval of the amendment by a unanimous 6/0 vote. Johns asked if the property would be separately platted and Katz responded that it would not.

(11:18 a.m.) Karen Taylor, 77 Saragossa Street, said she was available for questions.

(11:18 a.m.) Tom Reynolds, 880 A1A Beach Boulevard, spoke in support of the item.

(11:19 a.m.) **Motion by McClure, seconded by Morris, carried 5/0, to enact Ordinance No. 2015-25, known as COMPAMD 2014-05, Tringali Family Farm, adopting findings of fact 1-3 to support the motion.**

ORDINANCE NO. 2015-25

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 RURAL SILVICULTURE TO AGRICULTURAL INTENSIVE, FOR APPROXIMATELY 54 ACRES OF LAND, LOCATED ON THE EAST SIDE OF U.S. 1 SOUTH, APPROXIMATELY 1 MILE SOUTH OF SR 206; PROVIDING FOR FINDINGS OF FACT; FINDINGS OF CONSISTENCY; SEVERABILITY; AND AN EFFECTIVE DATE

(04/21/15 - 16 - 11:20 a.m.)

7. PUBLIC HEARING - NZVAR2015-01, HOTEL VILANO (FAR). THIS IS A REQUEST FOR A NON-ZONING VARIANCE TO SECTION 6.01.01 TABLE 6.01 AND COMPREHENSIVE PLAN POLICY A.1.11.3, IN ACCORDANCE WITH 2025 COMPREHENSIVE PLAN POLICY A.1.11.3 (13), TO EXCEED THE MAXIMUM FLOOR AREA RATIO (FAR) OF 80% WITHIN THE TCMU DISTRICT, TO ALLOW THE CONSTRUCTION OF A HOTEL. THE PROPOSED HOTEL IS REQUESTING A MAXIMUM FAR OF 150%. THE PROJECT IS LOCATED IN THE VILANO BEACH TOWN CENTER. THIS ITEM IS A COMPANION ITEM TO VBTCDR 2014-05

Proof of publication of the notice of public hearing on NZVAR 2015-01, Hotel Vilano, was received, having been published in *The St. Augustine Record* on April 6, 2015.

Paolo Soria, Assistant County Attorney, stated that Items 7 and 8 would be heard together and that they were quasi-judicial items that needed disclosure of ex parte communications. Bennett stated that she spoke with the applicant; Morris and Smith, met with Susan Bloodworth, the owner and the applicant.

(11:20 a.m.) Kim K. Del Rance, Planner, gave a PowerPoint presentation. She said both the Design Review Board and the North Coastal Design Review Board (NCDRB) recommended approval. She said Art Deco and Art Moderne were two of the three

preferred architectural styles in the Vilano Beach Town Center guidelines and that the façade modifications, landscaping, lighting and signage were required to be brought back to the NCDRB for final approval.

(11:27 a.m.) Bennett mentioned that recent changes to the Vilano overlay was allowing the project to move forward.

(11:28 a.m.) Johns asked about the proposed number of rooms, to which Del Rance responded.

(11:28 a.m.) Fred Ashdji, applicant, thanked County staff for pushing his project through. He introduced Les Thomas, his architect, who would answer any questions about the design. He said he was available for questions.

(11:29 a.m.) Les Thomas, 32 Cordova Street, spoke about the underground parking, the amenities of the building, and the landscaping. Johns asked about the number of jobs that would be created by the project. Ashdji said there would be between 50 to 75 jobs associated with the hotel.

(11:34 a.m.) Carlina Rodman, 125 Vilano Road, spoke in opposition of the project, noting that multiple families would become homeless and asked the Board to reconsider.

(11:35 a.m.) Tom Reynolds, 880 A1A Beach Boulevard, suggested helping the families relocate. He suggested being mindful of the access to the island being difficult.

(11:37 a.m.) Wanchick referenced the housing assistance program and that displaced individuals could call his office to get the contact information.

(11:38 a.m.) BJ Kalaidi, 8 Newcomb Street, spoke in opposition of the project.

(11:41 a.m.) Vivian Browning, 115 Vilano Road, President of Vilano Main Street, spoke in support of the project and said she would work with the County and the displaced individuals to help relocate them.

McClure spoke about the services available for the displaced individuals and said that possible traffic relief from bridge would need to be looked at in the future.

(11:47 a.m.) Motion by Bennett, seconded by McClure, carried 5/0, to approve NZVAR 2015-01, Hotel Vilano, to allow a proposed hotel a maximum Floor Area Ratio (FAR) of 150% in lieu of the maximum 80%, adopting conditions 1-5, and findings of fact 1-6 to support the motion.

(04/21/15 - 17 - 11:20 a.m.)

8. PUBLIC HEARING - VBTCDR 2014-05, HOTEL VILANO (FAR). THIS IS A REQUEST FOR CONCEPTUAL DESIGN APPROVAL OF A HOTEL IN THE VILANO BEACH TOWN CENTER OVERLAY DISTRICT. THIS ITEM IS A COMPANION ITEM TO NZVAR 2015-01

Proof of publication of the notice of public hearing on VBTCDR 2015-05, Hotel Vilano, was received, having been published in *The St. Augustine Record* on April 6, 2015.

Item 8 was presented along with Item 7.

(11:47 a.m.) Paolo Soria, Assistant County Attorney, stated that there was a revised condition to be restated that: *façade modifications, landscaping, lighting, and signage be required to be brought back to the North Coastal Design Review Board for final approval.*

(11:47 a.m.) **Motion by Bennett, seconded by McClure, carried 5/0, to approve VBTCDR 2015-04, Hotel Vilano, approving the design of a proposed hotel, adopting conditions 1-6, including the modified condition read by the County Attorney, and one finding of fact to support the motion.**

(04/21/15 - 18 - 11:48 a.m.)

9. PUBLIC HEARING - MAJMOD 2014-19, ASHBY LANDING. THIS IS A PUBLIC HEARING FOR MAJMOD 2014-19, KNOWN AS ASHBY LANDING, TO ADD NEIGHBORHOOD BUSINESS AND COMMERCIAL USES, EIGHT SINGLE-FAMILY RESIDENTIAL UNITS, AND TO REDUCE THE MINIMUM LOT WIDTH FROM 53 FEET TO 43 FEET. THE APPLICANT IS ALSO REQUESTING A WAIVER TO ALLOW A REZONING (MAJOR MODIFICATION) APPLICATION ON LAND WITHIN ONE YEAR OF APPROVAL OF THE LAST REZONING. THE ASHBY LANDING PUD REZONING WAS APPROVED IN NOVEMBER 2014. STAFF RECOMMENDS APPROVAL OF THE REQUEST BASED ON THE PROPOSAL'S CONSISTENCY WITH THE FUTURE LAND USE DESIGNATION OF MIXED USE AND COMPATIBILITY WITH THE SURROUNDING AREA. THE PLANNING AND ZONING AGENCY RECOMMENDED APPROVAL BY A 6-0 VOTE DURING THE MARCH 19, 2015, MEETING. PLEASE REFER TO THE ATTACHED STAFF REPORT FOR ADDITIONAL INFORMATION

Proof of publication of the notice of public hearing on MAJMOD 2014-19, Ashby Landing, was received, having been published in *The St. Augustine Record* on April 6, 2015.

Michael Roberson, Chief Planner, gave a PowerPoint presentation. *He noted that they were requesting a waiver to allow the PUD to return to the Board within one year for possible rezoning consideration.* He said the Planning and Zoning Agency recommended approval by a vote of 6/0 at its March 19, 2015, meeting.

(11:53 a.m.) Karen Taylor, 77 Saragossa Street, spoke about the requested waiver.

(11:54 a.m.) Soria noted that the item was quasi-judicial and ex parte needed to be disclosed. Bennett, Morris, Smith and Johns said they spoke with Taylor and her clients.

(11:55 a.m.) McClure questioned whether the property between the project and movie theater would stay commercial. Taylor showed a map of the property and stated it would be Commercial Intensive/Commercial Neighborhood, *Exhibit A*. Discussion ensued.

(11:58 a.m.) Tom Reynolds, 880 A1A Beach Boulevard, questioned if the commercial properties would be asking for some of the unfunded liabilities.

(11:59 a.m.) **Motion by McClure, seconded by Bennett, carried 5/0, to enact Ordinance 2015-26, MAJMOD 2014-19, Ashby Landing, adopting findings of fact 1-6 to support the motion; and including the waiver as mentioned by Karen Taylor.**

ORDINANCE NUMBER 2015-26

AN ORDINANCE OF THE COUNTY OF ST. JOHNS,
STATE OF FLORIDA, APPROVING A MAJOR
MODIFICATION TO THE ASHBY LANDING PLANNED
UNIT DEVELOPMENT, ORDINANCE NO. 2014-55, AS
AMENDED; MAKING FINDINGS OF FACT;
PROVIDING A SAVINGS CLAUSE; REQUIRING

**RECORDATION; AND PROVIDING AN EFFECTIVE
DATE**

(04/21/15 - 19 - 11:59 a.m.)

10. PUBLIC HEARING - PEPPER/SPENCER LITIGATION SETTLEMENT. LITIGATION SETTLEMENT FOR ST. JOHNS COUNTY V. EDITH PEPPER AND DR. LYLE SPENCER; CIRCUIT COURT, SEVENTH JUDICIAL CIRCUIT, CASE NO. CA08-1383

Item 10 was pulled.

(04/21/15 - 19 - 12:00 p.m.)

11. FIRST READING OF PROPOSED PARKING ORDINANCE. THIS IS THE FIRST READING OF PROPOSED REVISIONS TO THE PARKING ORDINANCE. THE REVISED VERSION ADDS DEFINITIONS, AMENDS FIRE LANE REQUIREMENTS FOR COMPLIANCE WITH NFPA STANDARDS, AND MAKES FURTHER REVISIONS FOR CLARITY PURPOSES

Soria left the meeting at 11:58 a.m.

Rebecca Lavie, Assistant County Attorney, gave details about the parking ordinance, via PowerPoint.

(12:04 p.m.) McClure questioned Section B3, page 4, Manner of Parking, Lavie responded, saying that section had not been changed.

(12:05 p.m.) Tom Reynolds, 880 A1A Beach Boulevard, suggested charging for parking on the beach.

(04/21/15 - 19 - 12:07 p.m.)

12. FIRST READING OF 5TH REPEALER ORDINANCE. THIS IS THE 5TH REPEALER ORDINANCE PRESENTED TO THE BOARD FOR ITS CONSIDERATION. THIS ORDINANCE REPEALS COUNTY ORDINANCES AND DIRECTS THE CLERK OF COURT TO REMOVE SAID REPEALED ORDINANCES FROM THE COUNTY CODE. SECOND READING AND ENACTMENT OF THIS REPEALER ORDINANCE IS SCHEDULED FOR MAY 5, 2015

Rebecca Lavie, Assistant County Attorney, gave details of the repealer ordinance, via PowerPoint. She said the majority of the ordinances being repealed or removed from the County Code were largely related to the Tax Collector and Office of Management and Budget.

(12:08 p.m.) McClure wanted to clarify that when the ordinances were cleaned up, that the search would be made easily accessible for the public. Lavie said they had one more repealer ordinance before they reached that stage, but it was the goal.

(04/21/15 - 20 - 12:09 a.m.)

COMMISSIONERS' REPORTS

Commissioner Johns

No report.

Commissioner Smith

Smith extended his condolences to the Elliott McGuire family in his passing and gave a history of his accomplishments. He expressed his appreciation to the commissioners and staff for the Institute of Food and Agriculture Services (IFAS) tour and said it was well done and helpful. He said this year's Tropicana Speech Contest would be held at the Agricultural Center. He noted that Florida Memorial University was originally housed in St. Augustine, then relocated to Miami in 1968, due to the civil unrest. He said the university still owned significant land in West Augustine and would like to see a satellite campus return. He mentioned the Farm Stroll and said they should have a good potato crop this year.

He spoke on the coalition of parties who met about the Rodman Reservoir and Kirkpatrick Dam and stated there was a consensus of the group to draft a letter to the Florida Legislature, desiring to secure appropriations to further stay the economic and environmental effect of the partial drawdown of the Rodman Reservoir. He said the request would be between \$350,000 and \$500,000, and would be utilized by the St. Johns River Water Management District to complete necessary studies of the repercussions of such an action of a partial drawdown. He said the letter was to be composed and sent to the Board for action. He wanted to do so before the end of session, therefore today would be the only opportunity. Smith requested consensus to send a letter regarding the Rodman Reservoir and Kirkpatrick Dam. *Consensus was given.*

(12:14 p.m.) Commissioner Bennett

Bennett reported the YMCA Junior Youth and Government used the auditorium as if they were State Legislators, in order to prepare them to be well spoken and behave in a proper manner. She spoke about Habitat homes and challenged others to participate.

(12:16 p.m.) Commissioner Morris

Morris mentioned the wonderful luncheon put on by the agricultural center for the Institute of Food and Agricultural Services (IFAS) tour.

(12:17 p.m.) Commissioner McClure

McClure reported that the Canvassing Board had concluded its duties and said he enjoyed the experience. He asked about the Growth Management report and Bennett said it would be scheduled in June.

(04/21/15 - 21 - 12:18 p.m.)

COUNTY ADMINISTRATOR'S REPORT

Wanchick reported that the Office of Management and Budget won the Distinguished Budgeting Award from the Government Finance Officers Association for transparency, content, and best practices.

(12:19 p.m.) Cameron reported they had been asked to review the St. Johns County Fairgrounds buildings, which were deteriorating. He said one solution would be to retrofit the building, for \$31,000 and it would also double the capacity. There was no identified funding for the retrofit; therefore it would require the Board to authorize transferring the \$31,000 from reserves. The cost should be recaptured in the fees received from renting the building.

(12:22 p.m.) Motion by Smith, seconded by Bennett, carried 5/0, to authorize the securing from reserves \$31,000 to retrofit the exhibit hall at the St. Johns County Fair Grounds.

(12:22 p.m.) Discussion ensued on what the retrofitting would enable.

(04/21/15 - 21 - 12:23 p.m.)
COUNTY ATTORNEY'S REPORT

McCormack welcomed James Johns to the Board.

(04/21/15 - 21 - 12:22 p.m.)
ADJOURN

With there being no further business to come before the Board, Bennett adjourned the meeting at 12:19 p.m.

REPORTS:

1. St. Johns County Board of County Commissioners Check Register, Check Nos. 518684-518878, totaling \$807,051.65 and Voucher Register, Voucher Nos. 20305-20350, totaling \$450,513.24 (3/30/15)
2. St. Johns County Board of County Commissioners Check Register, Check Nos. 518879-518891, totaling \$4,738.77 and Voucher Register, Voucher Nos. 20351-20352, totaling \$450 (4/2/15)
3. St. Johns County Board of County Commissioners Voucher Register, Voucher Nos. 20353-20354, totaling \$11,078.71 (4/2/15)
4. St. Johns County Board of County Commissioners Check Register, Check Nos. 518892-519065, totaling \$430,934.83 and Voucher Register, Voucher Nos. 20355-20394, totaling \$289,007.36 (4/7/15)
5. St. Johns County Board of County Commissioners Check Register, Check Nos. 519066-519097, totaling \$75,445.11 and Voucher Register, Voucher Nos. 20395-20406, totaling \$14,310.16 (4/8/15)
6. St. Johns County Board of County Commissioners Voucher Register, Voucher Nos. 20407, totaling \$639.50 (4/8/15)
7. St. Johns County Board of County Commissioners Check Register, Check Nos. 519098-519324, totaling \$1,909,619.53 and Voucher Register, Voucher Nos. 20408-20459, totaling \$1,564,716.32 (4/14/15)
8. St. Johns County Board of County Commissioners Check Register, Check Nos. 519325-519328, totaling \$5,035.85 and Voucher Register, Voucher Nos. 20460-20470, totaling \$10,706.29 (4/15/15)

Approved June 2, 2015

BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA

By: 
Priscilla L. Bennett, Chair

ATTEST: CHERYL STRICKLAND, CLERK

By: 
Deputy Clerk

