

**MINUTES OF MEETING  
BOARD OF COUNTY COMMISSIONERS  
ST. JOHNS COUNTY, FLORIDA  
JANUARY 19, 2016  
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:     Jeb Smith, District 2, Chair  
              James K. Johns, District 1, Vice Chair  
              William A. McClure, District 3  
              Jay Morris, District 4  
              Michael Wanchick, County Administrator  
              Patrick McCormack, County Attorney  
              Bonnie Putman, Deputy Clerk

Also present: Darrell Locklear, Assistant County Administrator; Joy Andrews, Assistant County Administrator; Paolo Soria, Assistant County Attorney; Regina Ross, Senior Assistant County Attorney

Absent: Rachael L. Bennett, District 5

(01/19/16 - 1 - 9:00 a.m.)  
CALL TO ORDER

Smith called the meeting to order.

(01/19/16 - 1 - 9:04 a.m.)  
ROLL CALL

The clerk called the roll: All Board members were present, with the exception of Bennett.

(01/19/16 - 1 - 9:04 a.m.)  
INVOCATION

Reverend Ken Wilcox, The Center for Spiritual Living, gave the invocation.

(01/19/16 - 1 - 9:05 a.m.)  
PLEDGE OF ALLEGIANCE

Smith led the Pledge of Allegiance.

(01/19/16 - 1 - 9:06 a.m.)  
RECOGNITION OF SHARKS FOOTBALL TEAM COMPETING IN 2015 POP WARNER SUPER BOWL

Morris called Wil Smith, Director of St Johns County Recreation and Parks Department; Coach Todd Fordham; President of the Ponte Vedra Athletic Association (PVAA), Gary Eason, and all members of the Sharks football team to the podium. Morris congratulated them on their achievement. Fordham expressed his appreciation for the recognition.

(01/19/16 - 2 - 9:12 a.m.)

PROCLAMATION RECOGNIZING SEASIDE WILDLIFE GARDEN AWARD OF EXCELLENCE FOR BEAUTIFICATION AND ENHANCEMENT

Johns called St. Johns County Master Gardener CJ McCartney and others involved in the project to the podium. Johns spoke on the significance of their achievement.

Laura Taylor, Assistant to the Board of County Commissioners, read the proclamation into the record. McCartney thanked Lynda Eidson, Pam Mirelson and the Seaside Wildlife Garden Project's volunteers. She expressed her appreciation for the recognition.

(01/19/16 - 2 - 9:21 a.m.)

RECOGNITION OF WEST AUGUSTINE REDEVELOPMENT AWARD

Smith called Joseph Cearley, Special Projects Manager; Greg White, Chairman of the West Augustine Steering Committee; Dwala Willis, Site Coordinator of the Weed & Seed program and other members of the West Augustine Community Redevelopment Agency (CRA) to the podium. Smith spoke on the significance of their achievement. Cearley recognized those involved in the West Augustine Overlay District. Willis spoke on the project and thanked the Board and the community for their support. White recognized Rachel Bennett, the entire Commission and the community for their involvement.

(01/19/16 - 2 - 9:27 a.m.)

RECOGNITION OF GLENN HASTINGS AND BETTY SUE STEPP UPCOMING RETIREMENTS FROM ST JOHNS COUNTY

Wanchick called Glenn Hastings, Tourist Development Council (TDC) Executive Director to the podium. Wanchick spoke on Hastings' contributions to the organization during his 20-year tenure with St. Johns County. Wanchick presented Hastings with a retirement gift. Hastings expressed his appreciation for the recognition and thanked Dena Masters, TDC office manager.

(9:36 a.m.) Suzanne Konchan, AICP Director of Growth Management, spoke on Betty Sue Stepp's contributions to the organization during her 35-year tenure with St. Johns County. Konchan presented Stepp with a retirement gift. Stepp expressed her appreciation.

(01/19/16 - 2 - 9:42 a.m.)

ACCEPTANCE OF PROCLAMATION

**Motion by McClure, seconded by Johns, carried 4/0, with Bennett absent, to accept the proclamation.**

(01/19/16 - 2 - 9:42 a.m.)

PUBLIC COMMENT

(9:42 a.m.) Wendy Jo Williams, 10460 Turpin Avenue, Hastings, Florida, spoke on the recent car accidents in Flagler Estates, which resulted in the death of two girls. She explained that Flagler Estates and The Waffle Tops had become a place for driving at high rates of speed, presence of alcohol, destruction of property, and a disregard to stop signs. She requested the commissioners' presence at the Public Meeting, which was scheduled for Thursday, January 21, 2016, at 7:00 p.m., at the Flagler Estates Water and Road Control District.

(9:45 a.m.) Mary Geer, 1165 CR 13 South, Library Advisory Board (LAB) and the Hastings Friends of the Library, spoke on the high level of service and the decrease in

hours of operation at the St. Johns County Libraries, referencing a letter to editor of *The St. Augustine Record* titled, *Let's Squeeze More Blood from the Library Turnip*, Exhibit A.

(9:47 a.m.) C. Annette Borders, 624 Casa Fuerta Lane, Florida Master Gardener, expressed her appreciation to Keith Fuller for his support in her completion of the Master Gardener program. She requested Keith Fuller be reinstated as a St. Johns County employee and that the County reject the Memorandum of Understanding (MOU) Agreement with University of Florida (UF).

(9:49 a.m.) Sara Frasca, 155 Tourside Drive, Suite 1500, Ponte Vedra Beach, Florida, owner of Traska and Company Eatery, announced that her restaurant won "Best New Restaurant in Jacksonville" awarded by *The Florida Times Union*. She stated food safety was important and the restaurant's recent health inspection was perfect with the exception of a dog on the restaurant's patio. She requested an ordinance allowing dogs on outdoor patios, in Ponte Vedra, at the discretion of the restaurant owner/operator. She presented a petition, *Exhibit B*

(9:52 a.m.) Ann Palmquist, 213 10<sup>th</sup> Street, Saint Augustine Beach, Master Gardener, spoke on the Master Gardener program and the awards received. She spoke highly of Keith Fuller's leadership ability and requested he be reinstated as an employee of St. Johns County.

(9:55 a.m.) Tom Reynolds, 880 A1A Beach Boulevard, spoke in opposition of the salaries of the County staff and the cancellation of the first January meeting. He reminded the Board of financial shortfalls, the approval of selling alcohol near a school zone, the increased bus fare and economic development packages approved in 2015.

(9:58 a.m.) Ellen Whitmer, 1178 Natures Hammock Road South, spoke on the expansion of Jacksonville Electric Authority (JEA) into St. Johns County and the costs involved, due to the over-expansion of JEA's service territory. She read from an article she wrote for *The Florida Times Union*, *Exhibit C*.

(10:01 a.m.) BK Kalaidi, 8 Newcomb Street, spoke on Consent Agenda Item No. 21 and the costs involved; the increased sales tax by the school board and the County's push for an increased sales tax. She suggested the hours of operation at all St. Johns County Libraries be decreased.

Sharon McIlhenney, 225 Barco Road, submitted information, in support of Keith Fuller, to the deputy clerk; however, did not speak during public comment. All commissioners present received a copy of her informational packet, *Exhibit D*.

(01/19/16 - 3 - 10:04 a.m.)  
DELETIONS TO CONSENT AGENDA

There were none.

(01/19/16 - 3 - 10:05 a.m.)  
APPROVAL OF CONSENT AGENDA

**Motion by Morris, seconded by McClure, carried 4/0, with Bennett absent, to approve the Consent Agenda, as submitted.**

CONSENT AGENDA

1. Motion to approve the Cash Requirement Report
2. Motion to adopt **Resolution 2016-1**, approving the Library System's revised policies and procedures

**RESOLUTION NO. 2016-1**

**A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE LIBRARY SYSTEM'S REVISED LIBRARY POLICIES AND PROCEDURES; PROVIDING AN EFFECTIVE DATE**

3. Motion to approve the negotiated Collective Bargaining Agreement between the St. Johns County Board of County Commissioners and St. Johns County Professional Firefighters and Paramedics, IAFF Local #3865 - Supervisory Unit; and to direct its execution by the Chair and County Administrator
  
4. Motion to adopt **Resolution 2016-2**, approving the terms, conditions and requirements of an agreement between St. Johns County and the Children's Home Society, Inc.; and authorizing the county administrator, or designee, to execute an agreement substantially in the same form, as the attached agreement, on behalf of the county

**RESOLUTION NO. 2016-2**

**A RESOLUTION OF 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**

5. Motion to adopt **Resolution 2016-3**, approving the terms, conditions, and requirements of Amendment 1 between St. Johns County, Florida and Community Based Care Integrated Health, LLC; and authorizing the county administrator, or his designee, to execute an agreement substantially in the same form, as the attached agreement, on behalf of the County and recognizing unanticipated revenue in the Community Based Care (CBC) Fund in the amount of \$6,000; and appropriating to CBC Administration

**RESOLUTION NO. 2016-3**

**A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE TERMS, PROVISIONS, CONDITIONS, AND REQUIREMENTS OF AMENDMENT 1 TO THE SERVICES AGREEMENT BETWEEN ST. JOHNS COUNTY AND COMMUNITY BASED CARE INTEGRATED HEALTH, LLC (CBCIH); AND AUTHORIZING THE COUNTY ADMINISTRATOR TO EXECUTE THE AGREEMENTS ON BEHALF OF THE COUNTY; AND RECOGNIZING UNANTICIPATED REVENUE IN THE COMMUNITY BASED CARE (CBC) FUND IN THE AMOUNT OF \$6,000; AND APPROPRIATING TO CBC ADMINISTRATION**

6. Motion to approve a General Fund Reserve Transfer [0083-59920] in the amount of \$66,000 to Building Operations [0032-56300] for Building Improvements and Operational costs for the County Administration Complex safety and security
7. Motion to declare the attachments as surplus; and authorize the county administrator, or his designee, to dispose of same in accordance with the Purchasing Policy 308 and Florida Statute 274
8. Motion to adopt **Resolution 2016-4**, accepting a Bill of Sale and Schedule of Values conveying all personal property associated with the water system serving The Markets at Murabella, off State Road 16

**RESOLUTION NO. 2016-4**

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING A BILL OF SALE AND SCHEDULE OF VALUES CONVEYING ALL PERSONAL PROPERTY ASSOCIATED WITH THE WATER SYSTEM SERVING THE MARKETS AT MURABELLA, LOCATED OFF STATE ROAD 16

9. Motion to adopt **Resolution 2016-5**, accepting an Easement Agreement for a sidewalk/cart path, along Crosswater Parkway in Nocatee; and authorizing the county administrator, or designee, to join in the execution of the Easement Agreement

**RESOLUTION NO. 2016-5**

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING AN EASEMENT AGREEMENT FOR A SIDEWALK/CART PATH, ALONG CROSSWATER PARKWAY IN NOCATEE; AND AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO JOIN IN THE EXECUTION OF THE EASEMENT AGREEMENT

10. Motion to adopt **Resolution 2016-6**, accepting an Easement for Utilities and Bill of Sale conveying all personal property associated with the sewer lines to serve Enclave at Palm Valley subdivision

**RESOLUTION NO. 2016-6**

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING AN EASEMENT FOR UTILITIES FOR SEWER SERVICE, TO SERVE ENCLAVE AT PALM VALLEY; AND ACCEPTING A BILL OF SALE CONVEYING ALL PERSONAL PROPERTY ASSOCIATED WITH THE UTILITY LINES

11. Motion to adopt **Resolution 2016-7**, accepting an Easement for Utilities for construction of a new force main to improve service to the residents in the Six Mile Creek North area

**RESOLUTION NO. 2016-7**

**A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING AN EASEMENT FOR UTILITIES FOR CONSTRUCTION OF A NEW FORCE MAIN TO IMPROVE SERVICE TO THE RESIDENTS IN THE SIX MILE CREEK NORTH AREA**

12. Motion to adopt **Resolution 2016-8**, accepting a Special Warranty Deed for conveyance of two lift station sites to serve Palencia North Phase I and II A

**RESOLUTION NO. 2016-8**

**A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING A SPECIAL WARRANTY DEED CONVEYING TWO LIFT STATION SITES TO SERVE PALENCIA, NORTH PHASE I, AND II A**

13. Motion to adopt **Resolution 2016-9**, accepting a Quit Claim Deed for conveyance of property for utility purposes within Bartram Oaks Subdivision

**RESOLUTION NO. 2016-9**

**A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING A QUIT CLAIM DEED FOR CONVEYANCE OF PROPERTY, FOR UTILITY PURPOSES WITHIN BARTRAM OAKS SUBDIVISION**

14. Motion to adopt **Resolution 2016-10**, approving the terms and authorizing the county administrator, or designee, to accept two Grant of Drainage Easements and two temporary construction easements for drainage improvements along Woodlawn Road.

**RESOLUTION NO. 2016-10**

**A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING TWO GRANT OF DRAINAGE EASEMENTS AND TWO TEMPORARY CONSTRUCTION EASEMENTS FOR DRAINAGE IMPROVEMENTS ALONG WOODLAWN ROAD**

15. Motion to adopt **Resolution 2016-11**, accepting an Easement for Utilities for reuse, water and sewer service to Windward Ranch, Phase 1

**RESOLUTION NO. 2016-11**

**A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING AN EASEMENT FOR UTILITIES TO PROVIDE REUSE, WATER AND SEWER SERVICE TO WINDWARD RANCH, PHASE 1**

16. Motion to adopt **Resolution 2016-12**, approving the terms of a Hold Harmless Agreement between St. Johns County and Southaven Community Development

District; and authorizing the county administrator, or designee, to execute the agreement on behalf of the County

**RESOLUTION NO. 2016-12**

**A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE TERMS OF A HOLD HARMLESS AGREEMENT BETWEEN ST. JOHNS COUNTY AND SOUTHAVEN COMMUNITY DEVELOPMENT DISTRICT; AND AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO EXECUTE THE AGREEMENT ON BEHALF OF THE COUNTY**

17. Motion to adopt **Resolution 2016-13**, authorizing the county administrator, or designee, to execute a Partial Release of Utility Service and Refund Agreement, pursuant the property owners' request, in connection with the proposed improvements to First Coast Expressway, by the Florida Department of Transportation

**RESOLUTION NO. 2016-13**

**A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO EXECUTE A PARTIAL RELEASE OF UTILITY SERVICE AND REFUND AGREEMENT, PURSUANT TO THE PROPERTY OWNERS' REQUEST, IN CONNECTION WITH PROPOSED IMPROVEMENTS TO THE FIRST COAST EXPRESSWAY, BY THE FLORIDA DEPARTMENT OF TRANSPORTATION**

18. Motion to adopt **Resolution 2016-14**, accepting an Easement for Utilities and Bill of Sale for sewer service to St. Augustine Shores, Unit 8, subdivision

**RESOLUTION NO. 2016-14**

**A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING AN EASEMENT FOR UTILITIES FOR SEWER SERVICE TO SERVE ST. AUGUSTINE SHORES, UNIT 8; AND ACCEPTING A BILL OF SALE CONVEYING ALL PERSONAL PROPERTY ASSOCIATED WITH THE UTILITY LINES**

19. Motion to approve the Cartwheel Bay at Cimarrone PUD (The Preserve at St. Johns) School Concurrency Proportionate Share Mitigation Agreement (CONSCA 2015-15)
20. Motion to approve the Moultrie Woods PUD School Concurrency Proportionate Share Mitigation Agreement (CONSCA 2015-16)
21. Motion to adopt **Resolution 2016-15**, authorizing the county administrator, or designee, to award Bid No 15-67, West King & Holmes Boulevard Intersection Improvements to V. J. Usina Contracting, Inc.; and to execute a contract in substantially the same form and format, as the attached hereto for completion of the County's portions of the scope of work, with a contract price not to exceed

\$3,573,521.60. Motion to approve a transfer of \$305,000 from Impact Fee Zone C Reserves, to allow for completion of the County's portion of the scope of work provided in Bid No 15-67, West King & Holmes Blvd Intersection Improvements

**RESOLUTION NO. 2016-15**

**A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO AWARD BID NO. 15-67; AND TO EXECUTE AN AGREEMENT FOR WEST KING & HOLMES BOULEVARD INTERSECTION IMPROVEMENTS**

22. Motion to adopt **Resolution 2016-16**, approving the final plat for Treaty Oaks, Phase 1, Unit 1

**RESOLUTION NO. 2016-16**

**A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING A PLAT FOR TREATY OAKS, PHASE 1, UNIT 1**

23. Motion to adopt **Resolution 2016-17**, approving the final plat for Aberdeen, Phase 2B

**RESOLUTION NO. 2016-17**

**A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING A PLAT FOR ABERDEEN, PHASE 2B**

24. Motion to adopt **Resolution 2016-18**, approving the final plat for Stone Creek Landing

**RESOLUTION NO. 2016-18**

**A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING A PLAT FOR STONE CREEK LANDING**

25. Motion to adopt **Resolution 2016-19**, approving the final plat for Legacy Trail

**RESOLUTION NO. 2016-19**

**A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING A PLAT FOR LEGACY TRAIL**

26. Motion to adopt **Resolution 2016-20**, approving the terms, provisions, conditions, and requirements of Florida Department of Environmental Protection (FDEP) Agreement Number 16SJ1, and authorizing the county administrator, or designee, to execute the Grant Agreement, along with any supplemental documentation, on behalf of the County



RESOLUTION NO. 2016-20

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE TERMS AND CONDITIONS OF AN AGREEMENT BY AND BETWEEN THE STATE OF FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION AND ST. JOHNS COUNTY; PROVIDING FOR THE EFFECT OF RECITALS; AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO EXECUTE THE AGREEMENT AND SUPPLEMENTAL DOCUMENTATION; PROVIDING FOR CORRECTION OF ERRORS; AND PROVIDING AN EFFECTIVE DATE

27. Motion to adopt **Resolution 2016-21**, authorizing the Chair and the Clerk of Court to execute the attached updated banking business documents, in order to provide for continued services by TD Bank, NA and Harbor Community Bank

RESOLUTION NO. 2016-21

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AUTHORIZING THE EXECUTION OF UPDATED BANKING DOCUMENTATION RELATED TO ACCOUNTS WITH TD BANK, N.A. AND HARBOR COMMUNITY BANK

28. Motion to adopt **Resolution 2016-22**, authorizing the county administrator, or his designee, to enter into an agreement, on behalf of St. Johns County, with St Johns River Water Management District for Fiscal Year 2015-2016 Cost-Share Funding Program, for partial funding of the International Golf Parkway Reuse Main project

RESOLUTION NO. 2016-22

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE TERMS, PROVISIONS, CONDITIONS, AND REQUIREMENTS OF A COST-SHARE AGREEMENT BETWEEN ST. JOHNS COUNTY, FLORIDA, AND THE ST. JOHNS RIVER WATER MANAGEMENT DISTRICT, PURSUANT TO THE DISTRICT'S COOPERATIVE COST-SHARE INITIATIVE PROGRAM; AND AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO EXECUTE THE AGREEMENT ON BEHALF OF ST. JOHNS COUNTY

29. Motion to adopt **Resolution 2016-23**, approving the Impact Fee Credit Transfer Indemnity Agreement between St. Johns County and Double Eagle Development, LLC; and authorizing the county administrator, or his designee, to execute an agreement substantially in the same form, as the attached agreement, on behalf of the County

RESOLUTION NO. 2016-23

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

**APPROVING THE TERMS, PROVISIONS,  
CONDITIONS, AND REQUIREMENTS OF AN IMPACT  
FEE CREDIT TRANSFER INDEMNITY AGREEMENT,  
BETWEEN THE COUNTY AND DOUBLE EAGLE  
DEVELOPMENT, LLC.; AND AUTHORIZING THE  
COUNTY ADMINISTRATOR, OR DESIGNEE, TO  
EXECUTE THE AGREEMENT ON BEHALF OF THE  
COUNTY**

30. Approval of Minutes:

- 11/17/15, Special Meeting Minutes
- 11/17/15, Regular Meeting Minutes
- 12/01/15, Regular Meeting Minutes
- 12/08/15, Special Meeting Minutes

(01/19/16 - 10 - 10:05 a.m.)

**ADDITIONS/DELETIONS TO REGULAR AGENDA**

McCormack requested removing Item No. 1 to a date uncertain. He requested Item Nos. 2, 3, and 6 be removed and continued to February 2, 2016. Additionally, McCormack recommended all pulled items be opened for public comment.

Smith stated that Item No. 6 would be moved to No. 4. *[With this move, Item No. 4 would become No. 5 and No. 5 would become No. 6.]*

McClure questioned the reason for the request. McCormack and Soria stated the applicant requested to continue Item Nos. 2, 3, and 6 to the following meeting.

(01/19/16 - 10 - 10:09 a.m.)

**APPROVAL OF REGULAR AGENDA**

**Motion by McClure, seconded by Morris, carried 4/0, with Bennett absent, to approve the Regular Agenda, as amended.**

(01/19/16 - 10 - 10:09 a.m.)

1. BUSINESS ITEM- REPORT, PLNAPPL 2015-04, PONTE VEDRA BEACH PRESERVE, PROCEDURAL CLARIFICATION. THIS ITEM IS AN APPEAL BY AN ADJACENT PROPERTY OWNER FROM THE ORDER OF APPROVAL OF PVZVAR 2015-02, A ZONING VARIANCE TO THE MAXIMUM FILL REQUIREMENTS, BY THE PONTE VEDRA ZONING AND ADJUSTMENT BOARD. THE ITEM WAS INITIALLY SET FOR OCTOBER 20, 2015, WAS CONTINUED TO DECEMBER 1, 2015, AND WAS THEN CONTINUED TO JANUARY 19, 2016, IN ORDER FOR THE COUNTY ATTORNEY'S OFFICE AND STAFF TO EXAMINE THE RECORD AND DETERMINE WHETHER PROCEDURAL DUE PROCESS WAS FOLLOWED. AFTER THE PUBLIC HEARING ON THIS MATTER ON DECEMBER 1, 2015, THE BOARD CONTINUED THIS MATTER TO JANUARY 19, 2016, FOR COUNSEL TO CONSIDER A RECOMMENDATION TO (1) HAVE THE BOARD OF COUNTY COMMISSIONERS PROCEED TO HEAR THE APPEAL AT A LATER DATE; (2) REMAND THE MATTER BACK TO THE PONTE VEDRA ZONING & ADJUSTMENT BOARD (PVZAB); OR (3) WHETHER A NEW APPLICATION SHOULD BE SUBMITTED. SINCE THE DECEMBER 2015 COUNTY COMMISSION MEETING, THE PROJECT APPLICANT HAS SUBMITTED A MEMO ASSERTING OR REASSERTING THAT A VARIANCE IS NOT REQUIRED FOR THE PROPOSED PROJECT. THIS COURSE OF ACTION REPRESENTS A FOURTH ALTERNATIVE FOR THE COUNTY COMMISSION TO CONSIDER. THEREFORE, IT IS RECOMMENDED THAT THIS

ALTERNATIVE BE EVALUATED WITH THE OTHERS. IN AN EFFORT TO ENSURE OBJECTIVITY AND TRANSPARENCY, IT IS RECOMMENDED THAT THE COUNTY ATTORNEY'S OFFICE SOLICIT ADDITIONAL INPUT FROM ALL INTERESTED PARTIES, PRIOR TO THE COUNTY COMMISSION'S FURTHER CONSIDERATION OF THIS MATTER. THIS ITEM IS NOT FOR THE COUNTY COMMISSION TO MAKE A FINAL DECISION ON THE APPEAL ON JANUARY 19TH. THIS MATTER WILL REQUIRE COUNTY COMMISSION REVIEW AND DECISION ONCE ALL PROCEDURAL ISSUES HAVE BEEN SUFFICIENTLY RESOLVED

Patrick F. McCormack, County Attorney, stated a fourth alternative had been submitted and time was needed for evaluation of this alternative. He requested the item be continued, to a date not determined, for purposes of gathering and reviewing new information from all interested parties.

(10:13 a.m.) Tom Reynolds, 880 A1A Beach Boulevard, spoke in opposition to the continuance, which he stated resulted due to a commissioner's absence.

(10:14 a.m.) BJ Kalaidi, 8 Newcomb Street, spoke in opposition to the continuance, which she stated resulted due to a commissioner's absence.

(10:16 a.m.) Morris questioned whether the attorneys requested the continuance in order to negotiate and come to a settlement, avoiding a possible lawsuit. McCormack responded that they had encouraged dialogue.

(10:17 a.m.) Roger Postlethwaite, 152 Clearlake Drive, Ponte Vedra Beach, commented on the highly regarded reputation of the developer and staff. He stated the developer was taking a responsible approach. He was shocked that a variance of approximately 3.6 inches, in terms of fill, had caused an uproar and suggested those in opposition were not fully informed, despite the developer's efforts.

(10:19 a.m.) McCormack stated a notice of the continuance was given to the interested parties.

**(10:21 a.m.) Motion by Morris, seconded by McClure, carried 4/0, with Bennett absent, to continue this item to a date and time to be determined, conditioned that this is done in due process.**

*Item Nos. 2 and 3 were heard together.*

(01/19/16 - 11 - 10:21 a.m.)

2. PUBLIC HEARING, REZ 2015-15, DFH CORONA. THIS IS A REQUEST TO REZONE 0.26 ACRES FROM PLANNED SPECIAL DEVELOPMENT (PSD) (PONTE VEDRA BY-THE-SEA) TO MULTIPLE FAMILY RESIDENTIAL (R-2), WITH CONDITIONS. THE SUBJECT PROPERTY IS LOCATED ON THE SOUTH SIDE OF CORONA ROAD BETWEEN STATE ROAD A1A AND PONTE VEDRA BOULEVARD. THE APPLICANT IS SEEKING THIS REZONING IN ORDER TO PROVIDE ACCESS TO A TEN ACRE, RESIDENTIAL DEVELOPMENT PARCEL, AND LOCATED SOUTH OF THE SUBJECT PROPERTY. THE PONTE VEDRA ZONING & ADJUSTMENT BOARD HEARD THIS ITEM AT THE NOVEMBER 16, 2015, REGULAR MEETING. THE BOARD RECOMMENDED DENIAL OF THE APPLICATION WITH A VOTE OF 4-2

Proof of publication of the notice of public hearing on REZ 2015-15, DFH Corona, was received, having been published in *The St. Augustine Record* on January 4, 2016.

McCormack recommended Item Nos. 2 and 3 be opened for public comment and then continued to February 2, 2016.

(10:22 a.m.) Jane Rolison, 543 Granada Terrace, spoke in opposition to the variance, due to the risk to children and citizens.

(10:24 a.m.) Bill McGee, 550 Granada Terrace, spoke in opposition to the proposed site location, due to traffic concerns.

(10:27 a.m.) Tom Reynolds, 880 A1A Beach Boulevard, questioned whether Item Nos. 2 and 3 were being continued due to a commissioner's absence or at the request of an attorney.

(10:29 a.m.) BJ Kalaidi, 8 Newcomb Street, stated that Item No. 2 was being continued due to a request from the applicant. She read from the agenda that the initial Ponte Vedra Zoning and Adjustment Board (PVZAB) meeting was on Nov. 16, 2015, and the PVZAB voted no.

**(10:32 a.m.) Motion by Johns, seconded by Morris, carried 4/0, with Bennett absent to continue REZ 2015-15, DFH Corona to February 2, 2016, at 9:00 a.m.**

(01/19/16 - 12 - 10:32 a.m.)

3. PUBLIC HEARING, VACROA 2015-08, DFH CORONA, LLC. A PETITION TO VACATE A PORTION OF A 5 FOOT NON-ACCESS EASEMENT ALONG CORONA ROAD, ACROSS A LOT IN THE PONTE VEDRA BY-THE-SEA DEVELOPMENT. COMPANION APPLICATION IS REZ 15-015, TO PROVIDE ACCESS TO A PROPOSED 21-LOT DEVELOPMENT BY DREAM FINDERS HOMES (DFH)

Proof of publication of the notice of public hearing on VACROA 2015-08, DFH Corona, LLC, was received, having been published in *The St. Augustine Record* on January 5, 2016.

**(10:32 a.m.) Motion by Johns, seconded by Morris, carried 4/0, with Bennett absent, to continue VACROA 2015-08, DFH CORONA, LLC to February 2, 2016, at 9:00 a.m.**

*The meeting moved to Agenda Item No. 6. [Amended to Item No. 4]*

*Item No. 4 was amended to Item No. 5.*

*Item Nos. 5 and 6 were heard together.*

(01/19/16 - 12 - 10:36 a.m.)

4. PUBLIC HEARING, COMPAMD 2015-04, TOMOKA PINES. THIS IS A REQUEST TO ADOPT A COMPREHENSIVE PLAN AMENDMENT, TO AMEND THE FUTURE LAND USE MAP FROM RURAL/SILVICULTURE (R/S) TO RESIDENTIAL-C; AND ADD A COMPREHENSIVE PLAN TEXT POLICY TO LIMIT THE NUMBER OF DWELLING UNITS TO 44. THE SUBJECT PROPERTY CONTAINS 22.17 ACRES OF LAND AND IS LOCATED ON STATE ROAD 16, WEST OF I-95. THE PLANNING AND ZONING AGENCY RECOMMENDED ADOPTION AT ITS DECEMBER 17, 2015, REGULAR MEETING, WITH A 6-0 VOTE

Proof of publication of the notice of public hearing on COMPAMD 2015-04, Tomoka Pines, was received, having been published in *The St. Augustine Record* on December 2, 2015.

Ex parte communication was disclosed by Smith, who spoke briefly with the representative.

(10:36 a.m.) Rebecca Dennis, Planner, presented on the Comprehensive Plan amendment, including the three requested waivers, via PowerPoint. Discussion ensued on the justification of the changes and the letter provided by Florida Department of Transportation (FDOT), which was a part of the commissioners' packet. ..

(10:44 a.m.) Jan Trantham, spoke on the FDOT's growth patterns, a straight line growth of approximately 40 percent over the next ten years, including this project and all approved developments in the area. She stated there was adequate capacity. Johns questioned the FDOT's model for growth. Trantham responded with the County's current method, as she could not respond on FDOT's future long range planning tool. Smith questioned the need for road maintenance with the waiver. Trantham responded.

(10:49 a.m.) Doug Burnett, St. Johns Law Group, 104 Sea Grove, Main Street, applicant, spoke on the project, including the questions concerning the FDOT, location of the site and its' entranceway, removal of the sidewalk, the addition of wildlife crossing signage and additional screening for specific lots. He reviewed the changes to the PUD text. Discussion ensued on design changes.

(11:00 a.m.) Chris Ward, 8280 Princeton Square Boulevard, Jacksonville, Florida, property owner, explained the Master Development Plan map and the changes to the PUD text, which would allow smaller lot sizes. Discussion ensued on the reduction of lot sizes, impact to the wetlands and St. Johns County's process in reviewing and approving documentation. Ward responded it was acceptable to change the request back to the original lot sizes (44 units/63 feet wide); those numbers were presented to the Planning and Zoning Agency.

(11:12 a.m.) Johns requested clarification and parameters for red folder items. Wanchick clarified that red folders items are typically last minute, ministerial and informational changes that had been submitted.

(11:14 a.m.) Discussion continued on the changes, the requested waivers, land locking and road maintenance.

(11:20 a.m.) Tom Reynolds, 880 A1A Beach Boulevard, spoke in opposition to the Comprehensive Plan Amendment and PUD due to the requested waivers. He suggested that applicants who pull items be held to a 90 day continuance.

(11:23 a.m.) BJ Kalaidi, 8 Newcomb Street, expressed appreciation for the high level questioning and review by the Board. She requested clarification on specific text changes, which stated who was responsible for road maintenance, and supported the continuance.

(11:26 a.m.) Johns and Locklear responded to McClure's questions concerning reconfiguring similar lots. McClure questioned staff whether the application had been reviewed with the smaller lot sizes. Konchan responded that changes to the lot sizes, but not number of units, would be considered a small adjustment.

(11:37 a.m.) Smith questioned Soria on whether the project was considered infill development. Soria responded according to the County's Comprehensive Plan, the project was not considered infill development because it was not within an infill development boundary. Smith questioned whether the amendment had to provide one of the following: 1) economic development; 2) job creation; 3) preservation of natural environment; or 4) other public benefit. Soria responded that it *shall be discouraged* if at least one was not provided by the amendment.

(11:39 a.m.) Johns questioned Burnett about returning to the 63 foot lots and the location of the development's entranceway. Burnett responded that the entranceway was moved to the east.

(11:43 a.m.) Morris commented on the amendment, which would change the number of units from four to 44. He voiced his concerns as the lack of school concurrency at any level and the lack of parks and recreation in the area. Burnett requested a continuance for the items, based on the commissioners' concerns.

(11:48 a.m.) McClure clarified "private vs. public" roads, misstated by Burnett in a previous comment. Burnett concurred.

(11:51 a.m.) Morris reiterated his concerns as the number of homes to be developed, lack of school concurrency, infill, and lack of parks and recreation. He stated these would not change.

(11:52 a.m.) McCormack stated the applicant may request a continuance; however, was not entitled to a continuance, as it was the Board's decision. He discussed the 15 Day Rule, which was in the Neighborhood Bill of Rights and the small adjustment versus a Major Modification (MAJMOD).

**(11:54 a.m.) Motion by McClure, seconded by Johns, carried 3/1, with Bennett absent and Morris dissenting, to continue, COMPAMD 2015-04, Tomoka Pines, to a time and date certain of February 16, 2016, at 9:00 a.m.**

*Item No. 5 was amended to Item No. 6*

*(01/19/16 - 14 - 10:36 a.m.)*

5. PUBLIC HEARING, PUD 2015-07, TOMOKA PINES. THIS IS A REQUEST TO REZONE APPROXIMATELY 22 ACRES FROM OPEN RURAL (OR) TO PLANNED UNIT DEVELOPMENT (PUD), TO ALLOW A 44 LOT, SINGLE-FAMILY RESIDENTIAL SUBDIVISION. THE SUBJECT PROPERTY IS LOCATED ON STATE ROAD 16, WEST OF I-95. THE PLANNING AND ZONING AGENCY RECOMMENDED APPROVAL AT ITS DECEMBER 17, 2015, REGULAR MEETING, WITH A 6-0 VOTE

Proof of publication of the notice of public hearing on PUD 2015-07, Tomoka Pines, was received, having been published in *The St. Augustine Record* on December 2, 2015.

**(11:54 a.m.) Motion McClure, seconded by Johns, carried 3/1, with Bennett absent and Morris dissenting, to continue, PUD 2015-07, Tomoka Pines, to a time and date certain of February 16, 2016, at 9:00 a.m.**

*The meeting recessed at 11:56 a.m. and reconvened at noon.*

*The meeting moved to Item No. 7*

*Item No. 6 was amended to No. 4.*

*(01/19/16 - 14 - 10:33 a.m.)*

6. PUBLIC HEARING, COMPAMD 2015-07, NOCATEE. THIS IS A TRANSMITTAL HEARING FOR COMPAMD 2015-07, NOCATEE, NEW TOWN TEXT AMENDMENT TO MODIFY OBJECTIVE A.1.19, AS APPROVED BY ORDINANCE NO. 2001-18, AND TO ADD OBJECTIVE A.1.23 FOR THE NEW TOWN FUTURE LAND USE DESIGNATION, AS IT APPLIES TO THE NOCATEE DEVELOPMENT OF REGIONAL IMPACT (DRI); MODIFY THE MIXED USE PERCENTAGES; AND ELIMINATE THE TOWN CENTER VILLAGE MIXED USE CORE. NOCATEE IS LOCATED EAST OF US 1 NORTH

AND WEST OF THE INTRACOASTAL WATERWAY. THE PLANNING AND ZONING AGENCY RECOMMENDED TRANSMITTAL OF THE PROPOSED AMENDMENT WITH A 4-2 VOTE, WHERE THE AGENCY DISCUSSED THAT THE PROPOSED CHANGES MAY RESULT IN NOCATEE LOSING SOME OF ITS MIXED USE CHARACTER AND RESULT IN LESS JOB OPPORTUNITIES WITHIN NOCATEE

Proof of publication of the notice of public hearing on COMPAMD 2015-07, Nocatee, was received, having been published in *The St. Augustine Record* on December 2, 2015.

McCormack recommended the item be opened for public comment and then continued to February 2, 2016, at 9:00 a.m.

(10:34 a.m.) Tom Reynolds, 880 A1A Beach Boulevard, questioned why the item was being continued.

(10:35 a.m.) Morris stated the applicant pulled the application and that was their right.

(10:35 a.m.) **Motion by Johns, seconded by Morris, carried 4/0, with Bennett absent to continue COMPAMD 2015-07, Nocatee, to February 2, 2016 at 9:00 a.m.**

*The meeting moved to Item No. 5 [Amended Item No. 4]*

(01/19/16 - 15 - 12:02 p.m.)

7. PUBLIC HEARING, LAND DEVELOPMENT CODE AMENDMENTS, ARTICLE II, "ZONING DISTRICTS AND SPECIAL USES", AND ARTICLE IX, "ADMINISTRATION". THIS IS THE FIRST HEARING IN A THREE PART SERIES TO CONSIDER CHANGES TO ARTICLE II, "ZONING DISTRICTS AND SPECIAL USES" AND ARTICLE IX, "ADMINISTRATION" OF THE LAND DEVELOPMENT CODE. THIS SERIES OF CHANGES CREATES A SPECIAL USE PERMIT CATEGORY FOR DOMESTIC HENS AND FERAL CAT COLONIES AND ALSO MODIFIES ASSOCIATED USES. THESE CHANGES WERE CONSIDERED ORIGINALLY AS A DISCUSSION ITEM BEFORE THE BOARD OF COUNTY COMMISSIONERS ON OCTOBER 20, 2015, AND ON NOVEMBER 17, 2015. IT WAS THE DIRECTION OF THE BOARD OF COUNTY COMMISSIONERS TO CREATE A SPECIAL USE PERMIT PROCEDURE THAT WOULD IMPLEMENT THE FERAL CAT COLONY POLICIES WITHIN THE ANIMAL CONTROL ORDINANCE THAT WAS APPROVED ON NOVEMBER 03, 2015; AND TO CREATE A SPECIAL USE PERMIT PROCEDURE TO ALLOW FEMALE CHICKENS (HENS) WITHIN THE REAR YARD OF PROPERTIES ZONED RESIDENTIAL

Proof of publication of the notice of public hearing on the Land Development Code amendments, Article II "Zoning Districts and Special Uses", and Article IX "Administration", was received, having been published in *The St. Augustine Record* on January 2, 2016.

Joseph Cearley, Special Projects Manager, presented on the Land Development Code Amendments and the addition of possible changes, via PowerPoint.

(12:13 p.m.) Discussion ensued on hen structures and the Florida Building Code. Konchan responded that hen structures were not considered accessory structures.

(12:14 p.m.) McClure sought clarification whether hen structures could be erected in any residential area in the county. He stated he was opposed, due to depreciation in property value; however, he supported the reduced fee for special use permits.

(12:18 p.m.) Morris agreed with McClure on the depreciation in property value, questioned the special use permit process and whether there was a growing trend of raising chickens. Smith responded on raising chickens illegally versus an economic way to provide the opportunity to raise them legally. Discussion ensued on the number of calls received concerning this issue.

(12:23 p.m.) Paul Studivant, Animal Control Operations Manager, stated he has received no calls for raising chickens; however, he had received complaints of chickens running loose.

(12:24 p.m.) Wanchick cautioned the commission that the \$50 fee would not cover the cost of the complete process.

(12:25 p.m.) McClure supported raising chickens in areas that were more rural in nature. He stated there would be potential problems in zero lot line neighborhoods, for example. He cautioned the Board that allowing chickens in all residential areas was not wise.

(12:28 p.m.) Cearley reiterated the provision that with five or more hens, these structures could be located no closer than one hundred feet from any other residence; however, with five or less hens, structures could be located much closer to the neighboring property line, with the exact number of feet being at the Board's discretion.

(12:32 p.m.) Smith questioned whether the HOA could address this separately from the County and spoke on feral cat colonies living out their existence. He requested the word "kittens" be removed from the text on feral cat colonies.

(12:34 p.m.) Morris questioned the proposed Feral Cat Management Plan and whether Animal Control would be able to oversee the plan requirements. Studivant responded he has received one call.

(12:35 p.m.) Smith reminded the Board the Feral Cat Management Plan was a temporary pilot program, due to sunset after one year, if it was found that there was not a need.

(12:37 p.m.) Tom Reynolds, 880 A1A Beach Boulevard, spoke in opposition to chickens in residential areas.

(12:40 p.m.) McClure requested clarification of the zoning spreadsheet, *Exhibit A*, and suggested additional text of 100 feet, regardless of the number of chickens.

(12:48 p.m.) Johns suggested the Board consider a time period be attached to the hen structures, as well. Discussion ensued on a pilot project for one year.

(12:53 p.m.) McClure questioned whether a chicken raising zone would be part of real estate disclosure. McCormack stated he would research the question and report back to be Board.

(12:57 p.m.) **Motion by McClure, seconded by Johns, carried 4/0, with Bennett absent, to announce public hearings before the Planning and Zoning Agency scheduled for February 4, 2016, and the Board of County Commissioners scheduled for Item No. 1 on March 15, 2016, at 9:00 a.m.**

(01/19/16 - 16 - 12:58 p.m.)

8. CONSIDER APPOINTMENTS FOR THE LIBRARY ADVISORY BOARD. CURRENTLY THERE ARE THREE VACANCIES ON THE LIBRARY ADVISORY BOARD. TWO ARE DUE TO EXPIRED TERMS AND ONE IS DUE



TO A RESIGNATION. THE VACANCY PERTAINING TO THE RESIGNATION IS CURRENTLY BEING ADVERTISED AND WILL BE BROUGHT BEFORE THE BOARD OF COUNTY COMMISSIONERS AT A LATER DATE. PLEASE FIND FOR YOUR REVIEW AND CONSIDERATION A LETTER OF RECOMMENDATION FROM THE LIBRARY ADVISORY BOARD ALONG WITH TWO APPLICATIONS: PATRICIA M. JENSEN (DISTRICT 1) AND MELVIN C. LONGO (DISTRICT 5). PLEASE NOTE THAT PER RESOLUTION 2012-196, ALL APPOINTMENTS MUST BE FOR A TERM OF TWO YEARS

Betty Dixon, Administrative Coordinator for the Board of County Commissioners, presented on the appointments for the Library Advisory Board.

(12:59 p.m.) Tom Reynolds, 880 A1A Beach Boulevard, spoke in support of the County libraries.

**(1:00 p.m.) Motion by Smith, seconded by McClure, carried 4/0, with Bennett absent, to appoint Patricia M. Jensen (District 1) to the Library Advisory Board for a full two-year term, scheduled to expire on January 19, 2018.**

**(1:01 p.m.) Motion by Smith, seconded by McClure, carried 4/0, with Bennett absent, to appoint Melvin C. Longo (District 5) to the Library Advisory Board for a full two-year term, scheduled to expire on January 19, 2018.**

(01/19/16 - 17 - 1:01 p.m.)  
COMMISSIONERS' REPORTS

#### Commissioner McClure

McClure expressed Happy New Year to all and reiterated applicants do have the option to pull items; however, he requested due diligence be done by all involved. He reported on the user fee update from administration and disclosed he had requested an updated school concurrency map from the School Board. He stated he was unaware of the cuts to library hours and desired an explanation. He requested clarification on the Board's decision concerning the MOU with UF.

(1:05 p.m.) Wanchick stated administrative staff and the County Attorney's Office had reviewed the MOU and recommended not separating from the MOU with UF. He would not recommend re-hiring the employee and furthermore, the position had been filled.

(1:07 p.m.) McCormack concurred with Wanchick and he stated the Board would be notified if a revision was deemed necessary.

Subsequently, McClure reported on the National Highway Transportation Bill and stated one of the options was raising the gas tax. He requested Locklear keep the Butler ramp at Treasure Beach on the forefront.

#### Commissioner Morris

(1:09 p.m.) No report.

#### Commissioner Johns

(1:09 p.m.) Johns welcomed everyone back from the holidays. He reported he attended the St. Augustine Sertoma Club meeting. He requested continued invitations to different meetings within the County. He stated he toured the Florida School of the Deaf and Blind. He spoke highly of the credentials of the teachers, the graduation rate,

placement in colleges and career paths. He announced their performance scheduled for January 28, 2016, which was free and open to the public.

### Commissioner Smith

(1:11 p.m.) Smith expressed his heartfelt condolences to the Cooksey family. Ed Cooksey, Cooksey's Green Thumb Nurseries, died at 93 years old on December 19, 2015. He offered an agricultural update. He reported the Supervisor of Elections had requested a Commission member sit on the Canvassing Board. Smith nominated Johns as the alternate for that Board. He mentioned the Flagler Estates meeting scheduled for Thursday, January 21, 2016. He addressed the request by Sara Frasca concerning doggy dining and questioned the Board's directive on whether to move forward on the request.

(1:17 p.m.) Tom Reynolds, 880 A1A Beach Boulevard, supported doggy dining opportunities.

(1:18 p.m.) Consensus was given by the Board to move forward with the ordinance request. Smith directed staff to brief the Board on the legal ramifications and requested a tangible document. Smith requested an overview of what others are doing concerning doggy dining.

(1:19 p.m.) Smith indicated he had given the date of December 11, 2015, for commissioners to return the forms for Wanchick and McCormack's evaluations. By that date, he reported only receiving evaluations forms from two commissioners. He received one more in January for Wanchick. Wanchick had four review forms with an average of 4.1875, on a scale from one to five. Smith concluded *Wanchick comfortably exceeded the expectations of the participating Board Members*; McCormack had three review forms with an average of 3.94. Smith concluded, *McCormack met and often exceeded the expectations of the participating Board members*. He summarized, based upon these evaluations that were received, he recommended a 3.6% retroactive salary increase.

(1:24 p.m.) Tom Reynolds, 880 A1A Beach Boulevard, spoke in opposition of the recommendation to increase the county administrator's salary.

(1:28 p.m.) McCormack responded to public comment and complemented Wanchick on his leadership and his performance.

(1:29 p.m.) BJ Kalaidi, 8 Newcomb Street, stated her concern that not all the commissioners turned in the forms requested from the Chair. She stated that the evaluations should be made public and any face to face comments or conversations are part of the record.

(1:32 p.m.) McClure stated he filled out the form and chose not to return in to the Chair. He shared his opinion on both the county administrator and the county attorney.

(1:37 p.m.) Morris spoke on the evaluations and complemented Wanchick on his accomplishments. He noted St. Johns County's statistics, including the second lowest tax rate in Florida. He stated for six years, beginning in 2008, Wanchick, by contract, was allowed to receive an increase in salary, but did not take it.

(1:40 p.m.) Johns stated he disagreed with public comment and complemented Wanchick on his leadership.

(1:42 p.m.) **Motion by Smith, seconded by McClure, carried 4/0, with Bennett absent, to recommend a 3.6% retroactive salary increase for both the county administrator and the county attorney.**

(1:42 p.m.) Subsequently, Smith reported there would be a guest author at the library on February 27, 2015. He congratulated McClure on his marriage.

(01/19/16 - 19 - 1:44 p.m.)

COUNTY ADMINISTRATOR'S REPORT

Wanchick addressed public comment only by stating he appreciated the Board's support and recognition. He reported on the user fee schedule provided and requested direction from the Board. He stated the libraries received more money this fiscal year, but there had been tremendous growth, with a request of additional positions. He explained the Library Advisory Board (LAB) proposed reduced hours, 14 hours per week from the Anastasia, Bartram and Main branches.

(01/19/16 - 19 - 1:49 p.m.)

COUNTY ATTORNEY'S REPORT

McCormack thanked the Board for their kind comments and stated there was always room for improvements. He informed the Board that the County seal could not be displayed without written authorization from the Board of County Commissioners. He continued that St. Johns County Adult Drug program would like to do an informational brochure and would like to use the County seal. He recommended the Board allow the St. Johns County Adult Drug program to utilize the County seal on their brochure.

(1:51 p.m.) *Consensus was given from the Board for the St. Johns County Adult Drug program to utilize the County seal on their informational brochure.*

(01/19/16 - 19 - 1:52 p.m.)

CLERK OF COURT'S REPORT

No report.

(01/19/16 - 19 - 1:52 p.m.)

ADJOURN

With there being no further business to come before the Board, Smith adjourned the meeting at 1:52 p.m.

REPORTS:

1. St. Johns County Board of County Commissioners Check Register, Check Nos. 527456- 527646, totaling \$531,875.33 and Voucher Register, Voucher Nos. 23032- 23082, totaling \$664,795.03 (12/08/15)
2. St. Johns County Board of County Commissioners Check Register, Check No. 527647, totaling \$1 (12/09/15)
3. St. Johns County Board of County Commissioners Check Register, Check Nos. 527648- 527650, totaling \$2,081 and Voucher Register, Voucher Nos. 23083- 23091, totaling \$9,092 (12/09/15)
4. St. Johns County Board of County Commissioners Check Register, Check Nos. 527651- 527665, totaling \$5,495.81 and Voucher Register, Voucher No. 23092, totaling \$184.62 (12/09/15)
5. St. Johns County Board of County Commissioners Voucher Register, Voucher Nos. 23093- 23094 totaling \$10,943.88 (12/09/15)
6. St. Johns County Board of County Commissioners Check Register, Check Nos. 527666- 527669, totaling \$168,186.97 (12/11/15)

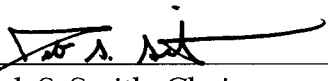
7. St. Johns County Board of County Commissioners Check Register, Check Nos. 527670- 527878, totaling \$1,151,125.37 and Voucher Register, Voucher Nos. 23095-23148 totaling \$841,355.72 (12/15/15)
8. St. Johns County Board of County Commissioners Check Register, Check Nos. 527879- 527940, totaling \$37,017 and Voucher Register, Voucher Nos. 23149-23230, totaling \$51,446.55 (12/16/15)
9. St. Johns County Board of County Commissioners Check Register, Check Nos. 527941- 528140, totaling \$1,166,257.69 and Voucher Register, Voucher Nos. 23231-23274, totaling \$994,746.279,092 (12/21/15)
10. St. Johns County Board of County Commissioners Check Register, Check Nos. 528141- 528163, totaling \$40,197.09 and Voucher Register, Voucher No. 23275, totaling \$184.62 (12/23/15)
11. St. Johns County Board of County Commissioners Voucher Register, Voucher Nos. 23276- 23277 totaling \$10,943.88 (12/23/15)
12. St. Johns County Board of County Commissioners Check Register, Check Nos. 528164- 528320, totaling \$902,814.59 and Voucher Register, Voucher Nos. 23278-23323 totaling \$428,967.93 (12/28/15)
13. St. Johns County Board of County Commissioners Check Register, Check Nos. 528321- 528333, totaling \$221,303.78 (12/30/15)
14. St. Johns County Board of County Commissioners Check Register, Check Nos. 528334- 528471, totaling \$580,439.76 and Voucher Register, Voucher Nos. 23324-23352, totaling \$308,433.46 (01/05/16)
15. St. Johns County Board of County Commissioners Check Register, Check Nos. 528472- 528504, totaling \$51,512.89 and Voucher Register, Voucher Nos. 23353-23368 totaling \$22,179.05 (01/06/16)
16. St. Johns County Board of County Commissioners Check Register, Check Nos. 528505- 528520, totaling \$12,995.81 and Voucher Register, Voucher No. 23369 totaling \$184.62 (01/07/2016)
17. St. Johns County Board of County Commissioners Voucher Register, Voucher Nos. 23370- 23371 totaling \$10,943.88 (01/07/2016)
18. St. Johns County Board of County Commissioners Check Register, Check Nos. 528521- 528670, totaling \$661,849.90 and Voucher Register, Voucher Nos. 23372-23396 totaling \$261,266.90 (01/12/2016)
19. St. Johns County Board of County Commissioners Check Register, Check No. 528671, totaling \$1,256 and Voucher Register, Voucher Nos. 23397- 23406 totaling \$8,692.19 (01/13/2016)

CORRESPONDENCE:

There was none.

Approved \_\_\_\_ February 2\_\_\_\_, 2016

BOARD OF COUNTY COMMISSIONERS  
OF ST. JOHNS COUNTY, FLORIDA

By:   
Jeb S. Smith, Chair

ATTEST: HUNTER S. CONRAD, CLERK

By:   
Deputy Clerk