ST. JOHNS COUNTY

ST. AUGUSTINE, FLORIDA

BOARD OF COUNTY COMMISSIONERS

District 1 - James K. Johns, Chair

District 2 - Jeb S. Smith.

District 3 - Paul M. Waldron

District 4 - Jay Morris

District 5 - Henry Dean, Vice-Chair



REGULAR MEETING AGENDA

County Auditorium 500 San Sebastian View

Michael D. Wanchick, County Administrator Patrick F. McCormack, County Attorney

Tuesday, May 16, 2017 9:00 AM

Please be sure all cellular devices are turned off for the duration of the County Commission Meeting

REGULAR MEETING

- Call to Order by Chair
- * Roll Call by the Clerk of the Court
- Invocation
- Pledge of Allegiance
- ❖ Proclamation recognizing May 2017 as Foster Parent Appreciation Month
- ❖ Proclamation recognizing May 2017 as Civility Month
- ❖ Proclamation recognizing May 21-27, 2017 as National Emergency Medical Services Week
- Proclamation recognizing May 21-27, 2017 as National Public Works Week
- ❖ Acceptance of Proclamations
- Public Comment
- Deletions to Consent Agenda
- ❖ Approval of Consent Agenda
- ❖ Additions/Deletions to Regular Agenda
- ❖ Approval of Regular Agenda

Presenter - Billy Zeits, Assistant Director Parks and Recreation

District 3

1. Golf Course Master Plan Phase II. The presentation delivered by staff and LarsenGolf will include the summary of the results of Phase I and provide the Board information regarding the authorization to proceed with Phase II of the Golf Course Master Plan. If approved by the Board Phase II will produce complete construction documents for the redesign of the golf course, and a land plan that will allow for the surplus/sale of the land that is not part of the re-designed golf course. These documents would be complete within six months. If the Commission desires to move forward with Phase II, funding is available within a golf course reserves.

Presenter - Teresa Bishop, Planning Division Manager

District 1

2. Public Hearing * COMPAMD 2016-01 ICI/Middlebourne. This item was continued from the March 21, 2017 meeting. It is a request to amend the Future Land Use Map from Rural/Silviculture (R/S) to Residential- B and Community Commercial with a text amendment limiting the development to a maximum of 450 single family dwelling units, a maximum of 187,500 square feet of commercial space, and a maximum of 152,500 square feet of office space. The subject property is located around the intersection of Longleaf Pine Parkway and Veterans Parkway. The Planning and Zoning Agency recommended denial with a 6-0 vote at its January 19, 2017 regular meeting.

3. Public Hearing * **PUD 2016-03 ICI / Middlebourne**. This request was continued from the March 21, 2017 meeting. It is a request to rezone approximately 572 acres of land from Open Rural (OR) to Planned Unit Development (PUD) for property known as ICI/Middlebourne to allow for the development of 450 single family dwelling units, 187,500 square feet of commercial space, and 152,500 square feet of office space. The subject property is located around the intersection of Longleaf Pine Parkway and Veterans Parkway. The Planning and Zoning Agency recommended denial with a 6-0 vote at its January 19, 2017 regular meeting.

Presenter - Beverly Frazier, Planner

District 1

4. Public Hearing * **COMPAMD 2016-09 Brylnne Ricketts Trust**. Request to transmit a Comprehensive Plan Amendment to change the Future Land Use Map designation from Rural/Silviculture (R/S) to Residential-A (Res-A) for approximately 19.36 acres. The property is comprised of three (3) parcels of land located on the east side of State Road 13 North, just south of Swamp Oak Trail and adjacent to Rivertown Park. The Planning and Zoning Agency recommended transmittal at the April 6, 2017 regular meeting with a 7-0 vote.

Presenter - Cynthia A May, Senior Planner

District 1

- **5.** Public Hearing * MAJMOD 2017-01 Twin Creeks (Heartwood) PUD Beacon Lakes Entry Monument. MAJMOD 2017-01 Twin Creeks (Heartwood) PUD Beacon Lakes Entry Monument, a Request for a Major Modification to the Twin Creeks (Heartwood) PUD to establish design standards for Entry Monuments, Entry Columns, and Community Clubhouse, including Floor Area Ratio, Impervious Surface Ratio, Setbacks, and Maximum Height. The Planning and Zoning Agency held a public hearing on this application on April 20, 2016. After a brief discussion about the scale and context of the entry monument, the Planning and Zoning Agency voted 6-0 in favor of a recommendation to approve the major modification.
 - Commissioners' Reports
 - County Administrator's Report
 - County Attorney's Report
 - Clerk of Court's Report

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CONSENT MEETING AGENDA

County Auditorium 500 San Sebastian View

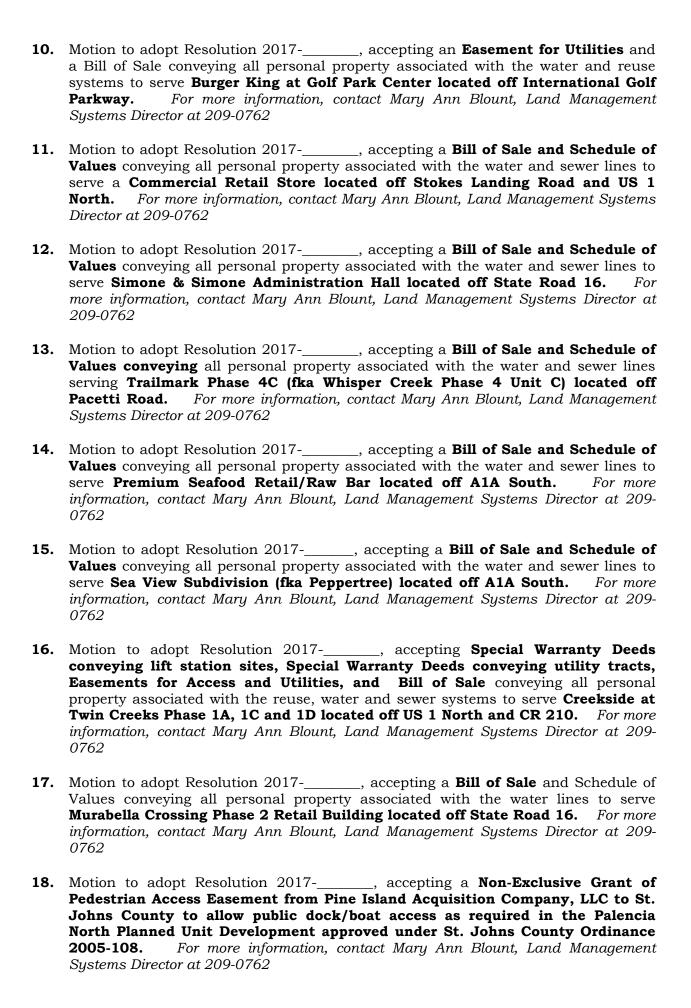
Michael D. Wanchick, County Administrator Patrick F. McCormack, County Attorney

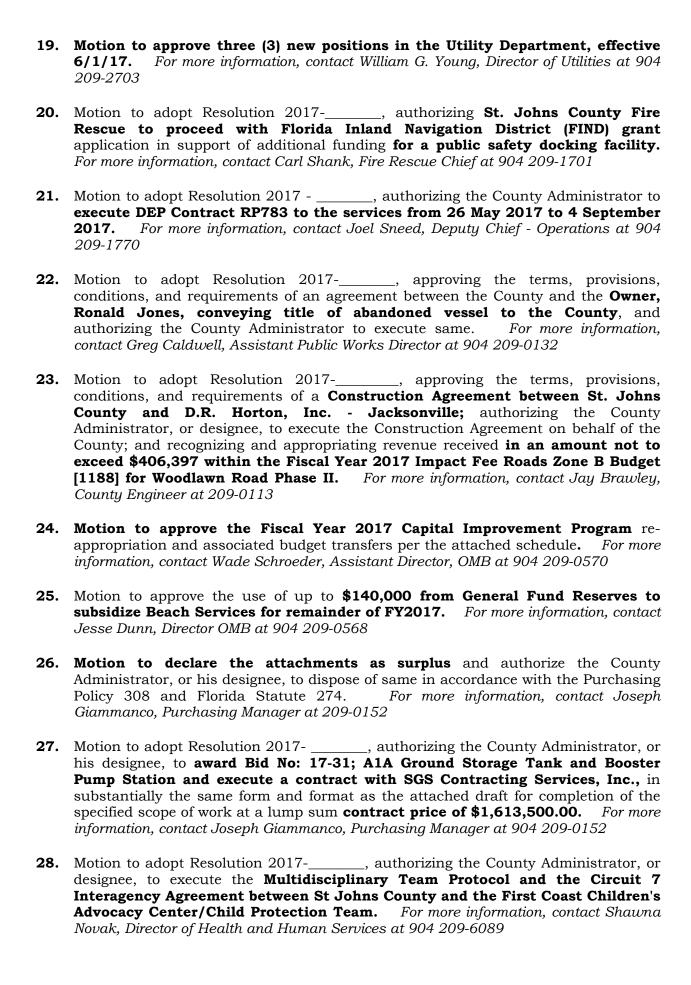
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CONSENT AGENDA

1.	Motion to approve the Cash Requirement Report Allen McDonald, County Finance Director at 819-3669 For more information, contact
2.	Motion to adopt Resolution 2017, accepting the St. Johns County Intergovernmental Committee's recommendation that the Committee be dissolved. For more information, contact Rebecca Lavie, Assistant County Attorney at 209-0805
3.	Motion to adopt Resolution 2017, approving the final plat for Aberdeen of St. Johns Unit Six. For more information, contact Shannon Acevedo, Application Review Supervisor at 209-0720
4.	Motion to adopt Resolution 2017, approving the final plat for Shearwater Phase 1B West-3 (Replat). For more information, contact Lisa Brown, Application Review Supervisor at 209-0692
5.	Motion to adopt Resolution 2017, approving the final plat for Makarios South PUD. For more information, contact Shannon Acevedo, Application Review Supervisor at 209-0720
6.	Motion to adopt Resolution 2017, approving the final plat for Shearwater Phase 1B East-3 (Replat). For more information, contact Lisa Brown, Application Review Supervisor at 209-0692
7.	Motion to approve the Worthington Estates School Concurrency Proportionate Share Mitigation Agreement (CONSCA 2017-03). For more information, contact Jan Trantham, Senior Transportation Planner at 209-0611
8.	Motion to adopt Resolution 2017, accepting an Easement for Utilities and access, and a Bill of Sale conveying all personal property associated with the water and sewer system to serve Crescent Key Phase Two located off US 1 South. For more information, contact Mary Ann Blount, Land Management Systems Director at 209-0762
9.	Motion to adopt Resolution 2017, accepting an Easement for Utilities and access to the water meter serving FRE St. Augustine Medical Office Building located off Old Moultrie Road. For more information, contact Mary Ann Blount, Land Management Systems Director at 209-0762





- 29. Motion to adopt Resolution 2017-______, authorizing the County Administrator or his designee to execute the Interagency Agreement between St. Johns County Family Integrity Program and the St. Johns County School District regarding children in Foster Care. For more information, contact Shawna Novak, Director, Health and Human Services at 904 209-6089
- **30.** Motion to adopt Resolution 2017-______, approving the terms, provisions, conditions, and requirements of the **Agreement between the St. Johns County, Florida, and Community Partnership for Children** substantially in the same form as attached and authorizing the County Administrator, or his designee, to execute the Agreement on behalf of St. Johns County *For more information, contact Shawna Novak, Director, Health and Human Services at 904 209-6089*
- 31. Motion to ratify St. Johns County Industrial Development Authority Resolution 2017-1 approving amendments to the trust indenture and loan agreement for outstanding health care revenue bonds related to the Vicar's Landing project 2014B bonds. For more information, contact Melissa Glasgow, Director Office of Economic Development at 209-0552
- 32. Motion to approve Minutes:
 - April 18, 2017, BCC Regular