

# ST. JOHNS COUNTY

ST. AUGUSTINE, FLORIDA

## BOARD OF COUNTY COMMISSIONERS

District 1 - James K. Johns  
District 2 - Jeb S. Smith, Vice-Chair  
District 3 - Paul M. Waldron, Chair  
District 4 - Jeremiah Ray Blocker  
District 5 - Henry Dean



## BOARD MEETING AGENDA

County Auditorium  
500 San Sebastian View

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

Tuesday, September 17, 2019 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 the Florida Chamber Music Project
- ❖ Proclamation Recognizing September 20, 2019 as POW/MIA Recognition Day
- ❖ Proclamation Recognizing September 17-23, 2019 as Constitution Week
- ❖ Acceptance of Proclamations
- ❖ Public Comment
- ❖ Deletions to Consent Agenda
- ❖ Approval of Consent Agenda
- ❖ Additions/Deletions to Regular Agenda
- ❖ Approval of Regular Agenda

### **Presenter - Eric Clark, Engineer**

#### **District 3**

1. **Public Hearing \* NZVAR 2019-09 Kersey Road Easement.** Requests variances to LDC 6.04.07.B.1, and LDC 6.04.07.B.2.b to allow an additional dwelling to take access from an easement serving more than two properties, and to allow the utilization of a driving surface less than 20 feet in width.

### **Presenter - Justin Kelly, Planner**

#### **District 3**

2. **Public Hearing \* REZ 2019-07 Dobbs Road Business Park.** A request to rezone approximately three (3) acres of land from Industrial, Warehousing (IW) with conditions to Industrial, Warehousing (IW). This request was recommended for approval with a 6-0 vote by the Planning and Zoning Agency at their regularly scheduled public hearing on August 15, 2019.

### **Presenter - Kim K. Del Rance, Senior Planner**

#### **District 5**

3. **Public Hearing \* NZVAR 2019-07 Vilano Beach Town Center Townhomes.** Request for a Non-Zoning Variance to Land Development Code Section 3.10.05.C.2 to allow an eight (8) foot encroachment into the twelve (12) foot setback along Loja Street and Vilano Road; and from LDC 6.01.01 (Table 6.01) to allow for a Floor Area Ratio (FAR) greater than 80%, per Comprehensive Plan Policy A.1.11.3, located at 149 Vilano Road. This has a companion application VBTCR 2019-04 for design approval of the site and associated parking. The North Coastal Design Review Board (NCDRB) unanimously recommended approval of both the requested variance and the site design at their September 2019, public hearing.

**District 5**

- 4. Public Hearing \* VBTCDR 2019-04 Vilano Beach Town Center Townhomes.** This is a request for design approval for the site plan and landscaping of 49 townhomes, located at 149 Vilano Road. This has a companion application NZVAR 2019-07 for Non-Zoning Variances for the site. The North Coastal Design Review Board (NCDRB) unanimously recommended approval of both the requested non-zoning variance to the Overlay standards and the site plan at their August 14, 2019 public hearing.

**Presenter - Megan Kuehne, Planner**

**District 5**

- 5. Public Hearing \* REZ 2019-06 Inman Road Commercial.** Request to Rezone approximately 5 acres of an 8.14 acre parcel from Industrial Warehouse (IW) to Commercial Intensive (CI) to provide Commercial Intensive zoning for the entire parcel. The Planning and Zoning Agency heard this item at the August 1, 2019 regular meeting and voted 5-0 to recommend approval of the rezoning as submitted. No public comment was provided.

**Presenter - Cynthia A. May, Senior Supervising Planner**

- 6. Public Hearing \* ADMR 2019-02 Rezoning County Properties to Public Service (PS).** This is the final public hearing for a request for Administrative Rezoning of certain lands owned by St. Johns County and used for Government Services to Public Service (PS). This request is a county-initiated large scale rezoning of 24 parcels of land totaling approximately 650 acres throughout St. Johns County. Recommended approval by a 6-0 vote on its August 15, 2019 PZA hearing.

**Presenter - Melissa Lundquist, Assistant to the Board of County Commissioners**

- 7. Consider appointments to the St. Johns County Public Safety Coordinating Council.** The St. Johns County Public Safety Coordinating Council (PSCC) was created via County Resolution 2005-98 on April 6, 2005 in accordance with Florida Statute 951.26. Since that time the PSCC has been holding regular meetings for the purpose of assessing the population status of all detention or correctional facilities owned or contracted by the county and formulating recommendations to ensure that the capacities of such facilities are not exceeded. As part of the strategy to avoid jail over-population, the PSCC has been actively discussing the Florida Department of Children and Families Criminal Justice, Mental Health and Substance Abuse Grant programs. The PSCC, designated as the oversight committee, authorized EPIC Behavioral Healthcare in partnership with SMA and the SJC Consortium to apply for the Criminal Justice, Mental Health and Substance Abuse Implementation Grant at its January 11, 2019 Meeting. Pursuant to Florida Statute Title XXIX Chapter 394.657, the PSCC is required to have representation and membership from the list of specific designees. The PSCC, in effort to note that its membership includes all persons listed in paragraph (2)(a), has requested that the Board of County Commissioners review the list of designees (see last page of agenda packet) and reaffirm the membership.

**\*\*\*The Following Item Will Not Be Heard Before 1:30pm\*\*\***

**Presenter - Teresa Bishop, Planning Division Manager**

**District 4**

- 8. *Public Hearing* \* COMPAMD 2019-03 Vista Tranquila - Transmittal.** This the Transmittal Hearing for COMPAMD 2019-03 Vista Tranquila. A request to amend the Comprehensive Plan Future Land Use Map from Conservation (CV) to Residential-A Coastal and CV, with a text amendment limiting the development to a maximum of 66 single family residential dwelling units within approximately 74 contiguous acres; limiting the number of residential docks to a maximum of 13; and prohibiting non-residential development except that the current Outpost commercial activities may continue until the residential development commences. The Planning and Zoning recommended approval of the transmittal with a 3-2 vote at its August 15, 2019 meeting. Please see Growth Management Staff Report for project details.

- ❖ Commissioners' Reports
- ❖ County Administrator's Report
- ❖ County Attorney's Report
- ❖ Clerk of Court's Report

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## CONSENT AGENDA

1. Motion to approve the **Cash Requirement Report**. *For more information, contact Allen MacDonald, County Finance Director at 819-3669*
2. Motion to adopt Resolution 2019-\_\_\_\_\_, approving the terms, provisions, conditions and requirements of the contract between the Board of County Commissioners of St. Johns County and the **State of Florida Department of Health for operation of the St. Johns County Health Department to provide environmental health services, communicable disease control services and primary care services from October 1, 2019 through and until September 30, 2020**; and authorizing the Chair to execute the contract on behalf of the County substantially in the same form as attached. *For more information, contact Dawn C. Allicock, MD, MPH, CPH,, Director/Health Officer at 904 209-3250*
3. Motion to adopt Resolution 2019-\_\_\_\_\_, authorizing the County Administrator or his designee to execute a contract in substantially the same form of the attached contract between St. Johns County, Florida, and St. Johns County Chamber of Commerce for the purpose of promoting **economic development within St. Johns County**. *For more information, contact Melissa Glasgow, Director of Economic Development at 904 209-0552*
4. Motion to adopt Resolution 2019-\_\_\_\_\_, authorizing the County Administrator or his designee to execute a contract in substantially the same form of the attached contract between St. Johns County, Florida, and **JAXUSA Partnership for the purpose of marketing the Northeast Florida region, including St. Johns County, nationally and internationally to attract new businesses and talent to the region**. *For more information, contact Melissa Glasgow, Director of Economic Development at 904 209-0552*
5. Motion to adopt Resolution 2019-\_\_\_\_\_, in support of **House Bill 0385** designating a portion of **U. S. 1 between S.R. 207 and the Matanzas River** in St. Johns County as "**Troopers Merle J. Cook, Robert L. Pruitt, and Cleo L. Tomlinson, Jr., Memorial Highway**". *For more information, contact Gail Oliver, Land Management Systems Director at 209-0770*
6. Motion to adopt Resolution 2019-\_\_\_\_\_, approving the terms and authorizing the County Administrator, or designee, to execute a **Lease Agreement with the Friends of A1A Scenic and Historic Coastal Byway, Inc. for space at the St. Johns County Parks & Recreation Administration Office** located on Mizell Road. *For more information, contact Gail Oliver, Land Management Systems Director at 209-0770*

7. Motion to adopt Resolution 2019-\_\_\_\_\_, authorizing the **submission of a suggested 10-year budget plan to the Florida Department of Environmental Protection (FDEP)** in connection with the **South Ponte Vedra Beach Dune Restoration Project** and authorizing the County Administrator, or his designee, to execute any necessary agreements with FDEP concerning the South Ponte Vedra Beach Dune Restoration Project upon a finding of legal sufficiency by the Office of the County Attorney. *For more information, contact Damon Douglas, Administrative Manager at 209-0794*
  
8. Motion to adopt Resolution 2019-\_\_\_\_\_, authorizing the **submission of a suggested 10-year budget plan to the Florida Department of Environmental Protection (FDEP)** in connection with the **USACE South Ponte Vedra - Vilano Beach Coastal Storm Risk Management Project** and authorizing the County Administrator, or his designee, to execute any necessary agreements with FDEP concerning the USACE South Ponte Vedra - Vilano Beach Coastal Storm Risk Management Project upon a finding of legal sufficiency by the Office of the County Attorney. *For more information, contact Damon Douglas, Administrative Manager at 209-0794*
  
9. Motion to adopt Resolution 2019-\_\_\_\_\_, authorizing the **submission of a suggested 10-year budget plan to the Florida Department of Environmental Protection (FDEP)** in connection with the funding for a **U.S. Army Corps of Engineers feasibility study for Ponte Vedra Beach and South Ponte Vedra Beach** and authorizing the County Administrator, or his designee, to execute any necessary agreements with FDEP concerning the feasibility study upon a finding of legal sufficiency by the Office of the County Attorney. *For more information, contact Damon Douglas, Administrative Manager at 209-0794*
  
10. Motion to adopt Resolution 2019-\_\_\_\_\_, authorizing the **submission of a suggested 10-year budget plan to the Florida Department of Environmental Protection (FDEP)** in connection with the **Phase I project development and design for the Ponte Vedra Beach Dune and Beach Restoration Project** and authorizing the County Administrator, or his designee, to execute any necessary agreements with FDEP concerning the project upon a finding of legal sufficiency by the Office of the County Attorney. *For more information, contact Damon Douglas, Administrative Manager at 209-0794*
  
11. Motion to adopt Resolution 2019-\_\_\_\_\_, authorizing the **submission of a suggested 10-year budget plan to the Florida Department of Environmental Protection (FDEP)** in connection with the **beach restoration for the portion of beaches between FDEP Range Markers R137 and R151** and authorizing the County Administrator, or his designee, to execute any necessary agreements with FDEP concerning the beach restoration project upon a finding of legal sufficiency by the Office of the County Attorney. *For more information, contact Damon Douglas, Administrative Manager at 209-0794*
  
12. Motion to adopt Resolution 2019-\_\_\_\_\_, authorizing the **submission of the attached 10-year budget plan to the Florida Department of Environmental Protection, Bureau of Beaches and Coastal Systems**, and authorizing the County Administrator, or his designee, to execute any necessary agreements concerning the beach projects with the **Department of Environmental Protection** upon a finding of legal sufficiency by the office of the County Attorney. *For more information, contact Damon Douglas, Administrative Manager at 209-0794*

13. Motion to adopt Resolution 2019-\_\_\_\_\_, approving the terms and conditions of the **Non-Exclusive Franchise Agreement for Construction and Demolition debris** between St. Johns County, Florida and **Phillips Roll-Off Containers** and authorizing the County Administrator or designee to execute the Non-Exclusive Franchise Agreement on behalf of the County. *For more information, contact Wendy Hicks, Solid Waste Manager at 904 827-6982*
14. 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. *For more information, contact Jaime Locklear, Purchasing Manager at 209-0158*
15. Motion to approve a **transfer in the amount not to exceed \$1,200,000.00** from **Transportation Trust Fund Reserves (1131-59927)** in Fiscal Year 2019 to **Transportation Capital Projects (1114-56301)** in order to issue a task order and to approve a transfer in the amount not to exceed \$1,200,000.00 from **Transportation Trust Fund Reserves (1131-59927) in Fiscal Year 2020** budget to **Transportation Capital Projects (1114-56301)**, and to adopt Resolution 2019-\_\_\_\_\_, authorizing the County Administrator, or his designee, to **execute Task Order #05 with P & G Construction, Inc.** under RFQ No.:18-05 As Needed Small Scale Construction, Renovation & Repair Services (Master Contract No: 18-MCC-PCG-09212) in an amount not to exceed \$1,200,000.00 for the complete assessment and **necessary replacement of components on the Mickler Weir.** *For more information, contact Jaime Locklear, Purchasing Manager at 904 209-0158*
16. Motion to adopt Resolution 2019-\_\_\_\_\_, authorizing the County Administrator, or designee, to execute an amendment in substantially the same form and format as attached hereto, **extending Master Contract No: 08-MCC-PRO-04197 with Professional Concessions, Inc for a period of three (3) calendar months, through and until December 31, 2019.** *For more information, contact Jaime Locklear, Purchasing Manager at 209-0158*
17. **Motion to adopt Resolution 2019-\_\_\_\_\_**, authorizing the County Administrator, or his designee, **to award Bid No. 19-61; Countywide Aquatic Inspection and Maintenance Services to Florida Waterways, Inc.,** as the lowest responsive, responsible bidder, and execute a contract in substantially same form and format as attached hereto for the provision of all labor, materials, tools, and equipment, and incidentals required for the inspection and maintenance of ponds and water bodies located throughout St. Johns County, FL, as provided in Bid No. 19-61. *For more information, contact Jaime Locklear, Purchasing Manager at 904 209-0158*
18. Motion to adopt Resolution 2019-\_\_\_\_\_, authorizing the County Administrator, or designee, to execute an agreement in substantially the same form and format as attached, to **upgrade to Kronos Workforce TeleStaff v7 SaaS for \$59,540.00 for the first year implementation, and \$38,400.00 per year for annual services,** and to execute any associated contracts or amendments going forward unless additional approval by the BOCC is required by policy. *For more information, contact Jaime Locklear, Purchasing Manager at 209-0158*
19. Motion to adopt Resolution 2019 - \_\_\_\_, **amending the St. Johns County Fee Schedule for services provided by St. Johns County Departments for Fiscal Year 2020.** *For more information, contact Devin Cousins, Budget Analyst at 904 209-0569*

20. **Motion to approve the write-off** of the following delinquent accounts receivable accounts, effective September 30, 2019: 3,708 EMS accounts totaling \$1,484,472.87; 349 Utility Service accounts totaling \$61,643.24 and 63 Ponte Vedra Utility Service accounts totaling \$8,578.15. *For more information, contact Devin Cousins, Budget Analyst at 904 209-0569*
21. Motion to adopt Resolution 2019-\_\_\_\_\_, recognizing **unanticipated revenue in the amount of \$2,500.00**, increasing the Fire District fund revenue budget and appropriating this receipt to the Fire District Fund Administration department **for the purchase of Pet Oxygen Masks**. *For more information, contact Jeremy Robshaw, Fire Rescue Deputy Chief at 904 209-1750*
22. Motion to adopt Resolution 2019-\_\_\_\_\_, authorizing the County Administrator, or designee, to execute the **Letter of Agreement** between St. Johns County and the State of Florida, Agency **for Health Care Administration** and the Agreement between **St. Johns County and Flagler Hospital**, in substantially the same form as attached on behalf of the County, to provide for the intergovernmental transfer of an amount not to exceed \$456,815. *For more information, contact Shawna Novak, Health and Human Services Director at 904 209-6089*
23. Motion to adopt Resolution 2019-\_\_\_\_\_, accepting the **Homeless Management Information System agency participation agreement** with St Johns Care Connect as attached hereto and authorizing the County Administrator or designee to execute the agreement substantially in the same form and formal as attached on behalf of the County. *For more information, contact Shawna Novak, Director at 904 209-6089*
24. Motion to adopt Resolution 2019-\_\_\_\_\_, approving the terms, conditions, provisions, and requirements of **St. Johns County's State Aid to Libraries Grant Application**, Grant Agreement, and authorizing the Chair of the Board of County Commissioners to execute the Grant Application and Grant Agreement on behalf of the County. *For more information, contact Debra Rhodes Gibson, Library Director at 904 827-6926*
25. Motion to adopt Resolution 2019-\_\_\_\_\_, approving the Library **Long-Range Plan, 2020-2023**. *For more information, contact Debra Rhodes Gibson, Library Director at 904 827-6926*
26. Motion to adopt Resolution 2019 -\_\_\_\_\_, approving the terms, provisions, conditions and requirements of the attached agreement between the St. Johns County and the **University of Florida to provide extension services and programming**, and authorizing the County Administrator, or designee, to execute an agreement in substantially the same form and format as attached hereto on behalf of the County. *For more information, contact Regina D. Ross, Deputy County Attorney at 904 209- 0805*
27. **Proofs:**  
Proof: Request for Bids, Bid No.: 19-48R; Sale of Real Property Located at 4735 Avenue A St. Augustine, Florida, published on July 22, 2019, and July 29, 2019, in the St. Augustine Record.  
Proof: Request for Bids, Bid No.: 19-81; Hazardous Biomedical Waste Collection Services, published on July 22, 2019, and July 29, 2019, in the St. Augustine Record.  
Proof: Request for Bids, Bid No.: 19-82; Insert Valve Project, published on July 29, 2019, and August 5, 2019, in the St. Augustine Record.

Proof: Request for Bids, Bid No.: 19-83; Northwest WTP Phase I (6 to 9 MGD) Expansion, published on July 29, 2019, and August 5, 2019, in the St. Augustine Record.

Proof: Request for Bids, Bid No.: 19-75; Sale of Real Property Located at 448 Shores Blvd (Known as Shores Fire Station) St. Augustine, Florida, published on August 14, 2019, and August 21, 2019, in the St. Augustine Record.