16	**AGENDA ITEM** **ST. JOHNS COUNTY BOARD OF COUNTY COMMISSIONERS**
	Deadline for Submission - Wednesday 9 a.m. – Thirteen Days Prior to BCC Meeting

11/17/2026

BCC MEETING DATE

TO: **Joy Andrews, County Administrator** **DATE:** **October 12, 2026**

FROM: **Shelby Romero, Sr. Asst. to the Board of County Commissioners** **PHONE:** **904 209-0307**

SUBJECT OR TITLE: **Consider appointments to the Ponte Vedra Zoning & Adjustment Board**

AGENDA TYPE: **Appointments, Consent Agenda**

BACKGROUND INFORMATION:

Currently, there are three (3) vacancies on the Ponte Vedra Zoning and Adjustment Board (PVZAB). These vacancies are due to the expired terms and a resignation. A vacancy ad has been running since August of 2023 and remains open. Please find for your review and consideration a recommendation letter from the PVZAB and one (2) qualifying application; Cecilia Birk, Dist. 4, Stephen Danner, Dist. 4.

1. IS FUNDING REQUIRED? No **2. IF YES, INDICATE IF BUDGETED.** No

IF FUNDING IS REQUIRED, MANDATORY OMB REVIEW IS REQUIRED:

INDICATE FUNDING SOURCE:

SUGGESTED MOTION/RECOMMENDATION/ACTION:

Motion to appoint Stephen Danner and Cecilia Birk to the Ponte Vedra Zoning and Adjustment Board to a full (4) year term scheduled to expire on November 17, 2030; and to shift John Patton, a current holdover member of the Ponte Vedra Zoning and Adjustment Board, to serve, until filled by a qualified applicant, the partial term scheduled to expire on October 3, 2027.

For Administration Use Only:
Legal: Lex Taylor 11/3/2026 **OMB: Christopher Thompson 11/3/2026** **Admin: JDD 11/3/2026**

St. Johns County Board of County Commissioners

Office of the Board of County Commissioners

PONTE VEDRA ZONING AND ADJUSTMENT BOARD

The Ponte Vedra Zoning Regulations regulate and restrict the height and size of buildings; to regulate and restrict the intensity of land use; to regulate the area of yards, courts and other space about buildings, to classify, regulate and restrict the location of commerce and industries and the location of buildings designed for specified industrial, commercial, residential and other uses within the Ponte Vedra Zoning District.
Must be a register voter in St Johns County and reside in the Ponte Vedra Zoning District.
Members must file financial disclosure.
This Board meets on the 1st Monday of each month at 3:00pm in the County Auditorium, 500 San Sebastian View, St. Augustine, FL 32084

Staff Support, Jennifer Gutt, Planning Coordinator, 904-209-0663

John Patton 114 Overlook Drive Ponte Vedra Beach, FL 32082 Phone: # 707-9144	District#: 4 Term#: 3 Position: Member Requirement: PVZD Resident	Appt. Date: 1/16/2024 Exp. Date: 5/4/2025
C.F. (Chip) Greene 556 Granada Ter Ponte Vedra Beach, FL 32082 Phone: # 904-703-3967	District#: 4 Term#: 1 Position: Vice-Chair Requirement: PVZD Resident	Appt. Date: 6/21/2022 Exp. Date: 6/21/2026
Anthony Peduto 1317 Ponte Vedra Blvd. Ponte Vedra, FL 32082 Phone: # 919-525-8183	District#: 4 Term#: 1 Position: Member Requirement: PVZD Resident	Appt. Date: 7/18/2023 Exp. Date: 7/18/2027
VACANT due to Resignation , Phone: #	District#: 4 Term#: Position: Member Requirement: PVZD Resident	Appt. Date: 10/3/2023 Exp. Date: 10/3/2027
Anna Pirgousis 1210 Ponte Vedra Blvd. Ponte Vedra, FL 32082 Phone: # 904-321-7188	District#: 4 Term#: 1 Position: Member Requirement: PVZD Resident	Appt. Date: 1/16/2024 Exp. Date: 1/16/2028

Samuel Crozier
1338 Ponte Vedra Blvd.
Ponte Vedra Beach, FL 32082
Phone: # 904-826-9425

District#: 4
Term#: 2
Position: Chair
Requirement: PVZD Resident

Appt. Date: 10/1/2024
Exp. Date: 10/1/2028

Mark Nickerson
21 Dolphin Blvd
Ponte Vedra Beach, FL 32082
Phone: # 904-285-9797

District#: 4
Term#: 1
Position: Member
Requirement: PVZD Resident

Appt. Date: 11/19/2024
Exp. Date: 11/19/2028

November 4, 2024

Vacancy Ad Placed 8.29.23

Vacancy Ad Pulled *OPEN UNTIL FILLED

Board/Committee Name: Ponte Vedra Zoning and Adjustment Board

Purpose: Regulate and restrict the height and size of buildings; to regulate and restrict the intensity of land use; to regulate the area of yards, courts and other space about buildings, to classify, regulate and restrict the location of commerce and industries and the location of buildings designed for specified industrial, commercial, residential and other uses within the Ponte Vedra Zoning District.

Qualifications: Must be a register voter in St Johns County and reside in the Ponte Vedra Zoning District. Members must file financial disclosure.

Meeting Schedule:

Roster Info: The Ponte Vedra Zoning Regulations regulate and restrict the height and size of buildings; to regulate and restrict the intensity of land use; to regulate the area of yards, courts and other space about buildings, to classify, regulate and restrict the location of commerce and industries and the location of buildings designed for specified industrial, commercial, residential and other uses within the Ponte Vedra Zoning District. Must be a register voter in St Johns County and reside in the Ponte Vedra Zoning District. Members must file financial disclosure. This Board meets on the 1st Monday of each month at 3:00pm in the County Auditorium, 500 San Sebastian View, St. Augustine, FL 32084

Max Members 7

BCC Staff Support	Phone
Brandon Tirado	904-209-0589

Term Length: 4

Current Vacancies:

Member	Vacancies	Accepted Through	View Qualifications
PVZD Resident	3	Open Until filled	Click for detail

Joanne Spencer

From: Christine Valliere
Sent: Friday, December 15, 2023 10:15 AM
To: Joanne Spencer; Mike Roberson; Beverly Frazier; Brandon Tirado; Lex Taylor III
Subject: FW: Tendering Resignation from PVZAB

FYI

Sent via the Samsung Galaxy S21 5G, an AT&T 5G smartphone

-------- Original message --------
From: msmeganmck@aol.com
Date: 12/15/23 10:04 AM (GMT-05:00)
To: Commissioner Krista Joseph <bcc4kjoseph@sjcfl.us>, Commissioner Christian Whitehurst <bcc1cwhitehurst@sjcfl.us>, Commissioner Henry Dean <bcc5hdean@sjcfl.us>, Commissioner Roy Alaimo <bcc3ralaimo@sjcfl.us>, Commissioner Sarah Arnold <bcc2sarnold@sjcfl.us>, Christine Valliere <cvalliere@sjcfl.us>
Subject: Tendering Resignation from PVZAB

Dear Madams and Sirs,

I am tendering my resignation from the Ponte Vedra Zoning and Adjustment Board effective immediately.

Sincerely yours,

Ms. Megan McKinley

CAUTION: This email originated from outside of the County. Do not click links or open attachments unless you recognize the sender and know the content is safe. If you believe this message is fraudulent or malicious, please contact MIS for further assistance.

Does qualify

St. Johns County Board of County Commissioners

Office of the Board of County Commissioners

Application

Board/Committee Name: Ponte Vedra Zoning and Adjustment Board

Submit Date: 10/7/2026 9:36:18 AM Expires: 10/7/2027 9:36:18 AM

First Name: Stephen

Last Name: Danner

Address: 763 Sandy Oaks Ct ~~e the week iiimi~~

City, State Zip: Ponte Vedra Beach, FL 32082

Home Phone: (904) 495-6792

Cell Phone: (904) 495-6792

Work Phone: (904) 495-6792

Email: dannerst@icloud.com

District: 4

Most Recent Occupation/Employer:

Manufactured Bridges Military Consultant
Acrow Bridge
Parsippany, NJ
2017-2021

Past Work Experience/Employers:

US Army Corps of Engineers
Baghdad, Iraq
Consulting, Infrastructure
2015-16

Crawford Contractor Connection
Jacksonville, FL
Disaster Response
2014-2015

US Army Engineer Officer/Enlisted
1983-2014
Worldwide deployment

Civic Clubs, Organizations:

VFW

Elected or Appointed Positions:

Do you do Business with the County:

Yes **Details:** My wife and I make maple syrup in WI every spring and we sell at farmers markets in Jax Beach.

Do you Have and Employment or Contractual Relationship with the County:

No **Details:** 0

Voting Conflict:

No **Details:**

Number of Times Recused:

Details:

Subject of Active Civil or Criminal Investigation:

No **Details:**

Negative Publicity:

No **Details:**

Educational Background:

Touro University, Masters Emergency Management 2005-6
University of Idaho, Bachelors, Forestry and Political Science focus, General Stufies, 1987-89
Paul Smiths College, AAS, Forestry 1981-83

References:

Name	Relationship	Phone
Stephen Manis	Friend, Sandy Oaks d	(904) 635-6390
Mike Daliberti	Friend, Sandy Oaks h	(904) 910-8938
Ricky Hall	Friend, contractor	(904) 725-5242

Additional Information:

Self taught stormwater system operation and maintenance with assistance from professional engineers

Certified Laboratory of Scientific Interrogation. Ability to analyze the spoken word. Documents analysis.

Does qualify

St. Johns County Board of County Commissioners

Office of the Board of County Commissioners

Application

Board/Committee Name: Ponte Vedra Zoning and Adjustment Board

Submit Date: 10/20/2026 10:15:51 PM Expires: 10/20/2027 10:15:51 PM

First Name: Cecilia

Last Name: Birk

Address: 43 Waterbridge Ct.

City, State Zip: Ponte Vedra Beach, FL 32082

Home Phone:

Cell Phone: (904) 629-6876

Work Phone:

Email: cfbirk@comcast.net

District: 4

Most Recent Occupation/Employer:

General Counsel, Florida Fourth Judicial Circuit

State of Florida

Past Work Experience/Employers:

Attorney-State of Florida
Adjunct Professor-Florida Coastal School of Law
Adjunct Professor-Florida State College of Jacksonville
Adjunct Professor-University of North Florida

Civic Clubs, Organizations:

The Florida Bar

Elected or Appointed Positions:

Do you do Business with the County:

No **Details:**

Do you Have and Employment or Contractual Relationship with the County:

No **Details:** 0

Voting Conflict:

No **Details:**

Number of Times Recused:

Details:

Subject of Active Civil or Criminal Investigation:

No **Details:**

Negative Publicity:

No **Details:**

Educational Background:

Florida State University College of Law, JD

University of Virginia, BA

References:

Name	Relationship	Phone
Lance M. Day	Former Supervisor	(904) 255-1229
Abby Steele	Friend	(904) 860-5858
Kathi Arnold	Friend	(904) 304-2219

Additional Information:

I am deeply committed to Ponte Vedra and to St. Johns County. As I am now retired, I'd like to be more directly involved in the future of our community

St. Johns County Board of County Commissioners

500 San Sebastian View

St. Augustine, FL 32084

November 02, 2026

Commissioners,

The Ponte Vedra Zoning and Adjustment Board held a meeting on November 02, 2026. During this meeting, the Board reviewed and considered two appointments to the Ponte Vedra Zoning and Adjustment Board, due to the ongoing vacancies. The position was advertised for the required timeframe. The Board received, reviewed, and considered two applicants: Stephen Danner and Cecilia Birk.

Therefore, after review and consideration, and after a conflict check that was conducted by staff, the Ponte Vedra Zoning and Adjustment Board recommends the following:

- Recommend Stephen Danner for his first 4-year term
- Recommend Cecilia Birk for her first 4-year term.

If appointed by the Board of County Commissioners, both Mr. Danner and Ms. Birk are eligible for one (1) four-year term, with the possibility of re-appointment.

Sincerely,

Jacob Smith, Planning Division Manager
Ponte Vedra Zoning and Adjustment Staff Support