

**MINUTES OF MEETING
BOARD OF COUNTY COMMISSIONERS
ST. JOHNS COUNTY, FLORIDA
OCTOBER 8, 2002
(9:00 A.M.)**

Proceedings of a regular meeting of the Board of County Commissioners of St. Johns County, Florida, began and held in the Auditorium at the County Administration Building, 4020 Lewis Speedway (County Road 16-A) and U.S. 1 North, St. Augustine, Florida.

Present were: James E. Bryant, District 5, Chair
Nicholas Meiszer, District 1, Vice-Chair
Marc Jacalone, District 3
Mary Kohnke, District 4
Ben W. Adams, Jr., County Administrator
Michael Hunt, County Attorney
Robin Platt, Deputy Clerk

(10/08/02 - 1 - 9:09 a.m.)

Chairman Bryant called the meeting to order.

(10/08/02 - 1 - 9:09 a.m.)

Bryant gave the Invocation and Jacalone led the Pledge of Allegiance.

(10/08/02 - 1 - 9:10 a.m.)

ROLL CALL

Bryant stated that all Commissioners were present, with the exception of Reardon.

Cheryl Strickland, Clerk of Courts and Allen MacDonald, Finance Director was also in attendance.

(10/08/02 - 1 - 9:10 a.m.)

PRESENTATION OF A PLAQUE IN HONOR OF THE LATE JEANNE SWITZER BY COMMISSIONER JACALONE

Jacalone presented a plaque to Dan Switzer recognizing the contributions of Jeanne Switzer to the St. Augustine South Improvement Association and St. Johns County, and dedicates, in her honor, the new play ground facilities at the St. Augustine South Clubhouse.

(10/08/02 - 1 - 9:13 a.m.)

PUBLIC COMMENT

Dante Salamone, 5225 Datil Pepper Rd., thanked the Board for recognizing Jeanne Switzer.

(9:14 a.m.) Louise Thrower, 288 Orange Ave., using visual display, commented on the County's priority list regarding the JEA monies, water service rights and the proposed allocation of those monies in the northwest part of the county.

(9:21 a.m.) Discussion followed by Board members regarding the funds, including the statement that the list was a preliminary list and that there are still funds that have not

yet been allocated. Also, Dan Weimer, Parks and Recreation Department, has been directed to look for a park site in the northwest area of the county that could be purchased with the funds.

(9:31 a.m.) Drew DeCandis, Transportation Planner, announced an FDOT Public Information Workshop for A1A improvements to be held on October 24, 2002 at 5:00 p.m. at Gamble Rogers Middle School.

(10/08/02 - 2 - 9:32 a.m.)

DELETIONS TO CONSENT AGENDA

Hunt pulled Item 6 from the Consent Agenda.

(10/08/02 - 2 - 9:32 a.m.)

APPROVAL OF CONSENT AGENDA

Motion by Jacalone, seconded by Kohnke, approved 4/0, with Reardon absent, to approve the Consent Agenda, as amended.

1. Approval of the Cash Requirement Report.
2. Approval of Minutes:
BCC Meeting 9/24/02
3. Motion to adopt **Resolution No. 2002-206**, approving the terms of a Purchase and Sale Agreement for the acquisition of property for the control of storm water on Quail Drive.

RESOLUTION NO. 2002- 206

A RESOLUTION BY THE BOARD OF BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE TERMS OF A PURCHASE AND SALE AGREEMENT FOR THE ACQUISITION OF PROPERTY FOR THE CONTROL OF STORMWATER ON QUAIL DRIVE

4. Motion to adopt **Resolution No. 2002-207**, recognizing unanticipated revenue of \$25,000 in grant funding and appropriating the funds for use by the St. Johns County Library Department.

RESOLUTION NO. 2002-207

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AMENDING THE FISCAL YEAR 2003 GENERAL FUND BUDGET TO RECEIVE UNANTICIPATED REVENUE AND AUTHORIZE ITS EXPENDITURE BY THE ST. JOHNS COUNTY LIBRARY SERVICES DEPARTMENT

5. Motion to authorize the use of up to \$46,550 from the General Fund Reserves for payment for a provision of mosquito control services by the Anastasia Mosquito Control District on an as requested basis.
6. Motion to adopt a Resolution approving a final plat for Stonehurst Plantation.

Item 6 was pulled from the Consent Agenda.

(10/08/02 - 3 - 9:33 a.m.)
APPROVAL OF REGULAR AGENDA

Motion by Jacalone, seconded by Bryant, approved 4/0, with Reardon absent, to approve the Regular Agenda.

(10/08/02 - 3 - 9:33 a.m.)

1. CONSIDER A REQUEST FOR A WAIVER OF A ZONING VARIANCE FILING FEE FOR PAULA SPANGLER.

Rosemary Yeoman, Zoning Manager, presented the item and explained why the waiver was being requested. She also stated that Staff has no objections to the waiver, which totals \$500.00. (9:34 a.m.) **Motion by Jacalone, seconded by Meiszer, approved 4/0, with Reardon absent, to approve the waiver of the filing fee for this zoning variance for Paula Spangler, finding the request is in the best interest of the County and will serve a public purpose, as per Resolution 2001-192.**

(10/08/02 - 3 - 9:35 a.m.)

2. CONSIDER APPROVAL OF RFQ 02-011 (REQUESTS FOR PROPOSALS) TO BE AWARDED TO PUBLIC FINANCIAL MANAGEMENT, INC. FOR ST. JOHNS COUNTY'S FINANCIAL ADVISOR CONTRACT. (*See Attachment "A"*)

Joe Vonasek, Budget Director, presented the item, stating how the RFQ was developed and how the decision was made to choose the top ranked firm. (9:37 a.m.) **Motion by Meiszer, seconded by Jacalone, approved 4/0, with Reardon absent, to authorize the County Administrator, or his designee, to negotiate a contract within the budget.** (9:38 a.m.) Discussion followed regarding investment returns and the current market environment. (9:42 a.m.) Adams stated that David Miller is now the County's PFM representative.

(10/08/02 - 3 - 9:42 a.m.)
COMMISSIONERS' REPORTS

Commissioner Bryant

Bryant commented on the JEA monies and stated that the Board will do what is fair and right regarding distribution of the funds. He also stated that he has received several requests for use of the County Auditorium and asked for direction from the Legal Department as to who and what uses are allowed, as to not be in conflict with the County's Administrative Rules.

(9:51 a.m.)

Commissioner Jacalone

Jacalone commented on the JEA monies issue, the priority list and where the monies came from and how they will be allocated.

(9:54 a.m.)

Commissioner Meiszer

Meiszer commented on how the JEA issue compares to a past cable TV franchise issue. He also questioned a letter to Mr. Tom Manuel, dated October 2, 2002, concerning his appointment by the School Board to the Planning and Zoning Agency, stating that he must resign. Discussion with Legal Counsel and other Board members followed.

(10:13 a.m.)

Commissioner Kohnke

Kohnke commented on the JEA monies and utility service areas. She additionally asked about a letter written by Dr. Walker, addressed to the client's of Adult Primary Care, regarding the closing of that program. Bryant explained.

(10/08/02 - 4 - 10:20 a.m.)

COUNTY ADMINISTRATOR'S REPORT

Adams stated that last week he met with the Friends of the Excelsior High School on the site of the former NAAAM museum to do a walk through of the facility. They would like to plan a community clean-up after NAAAM has vacated the facility and they feel that they can come up with a use for that facility.

(10:23 a.m.) Scott Clem requested that Item 3 be moved to the end of the Agenda as the presenters are at a meeting in Tallahassee and would not be back in time to present the item as currently set on the Agenda.

(10:24 a.m.) Teresa Bishop, Planning Director, stated that the World Commerce Center DRI Hearing has been moved to December 10, 2002, at 1:30 p.m. (10:27 a.m.) **Motion by Bryant, seconded by Jacalone, approved 4/0, with Reardon absent, to set the World Commerce Center DRI Public Hearing for December 10, 2002 at 1:30 p.m.**

The meeting recessed at 10:27 a.m. and reconvened at 1:30 p.m. with Bryant, Jacalone, Reardon, Kohnke, Meiszer, Adams, Barrow and Lenora Newsome, Deputy Clerk present.

(10/08/02 - 4 - 1:43 p.m.)

3. PUBLIC HEARING - ST. JOHNS COUNTY COMMUNITY REDEVELOPMENT AGENCY & REDEVELOPMENT PLANS FOR VILANO BEACH & FLAGLER ESTATES. ON AUGUST 13TH, THE BCC AUTHORIZED THE PREPARATION OF COMMUNITY REDEVELOPMENT PLANS FOR THE VILANO BEACH AND FLAGLER ESTATES COMMUNITY REDEVELOPMENT AREAS. THESE TWO NEW COMMUNITY REDEVELOPMENT AREAS MUST HAVE COMMUNITY REDEVELOPMENT PLANS ADOPTED THAT OUTLINE THE ISSUES AND STRATEGIES THAT WILL BE ADDRESSED BY THE COMMUNITY REDEVELOPMENT AGENCY. THE COUNTY ATTORNEY'S OFFICE IN CONJUNCTION WITH SDI, INC., THE CONSULTANTS PREPARING THE COMMUNITY REDEVELOPMENT PLANS, HAS DETERMINED THAT THE COUNTY SHOULD HAVE A SINGLE COMMUNITY REDEVELOPMENT AGENCY (CRA) WITH MULTIPLE CRA AREAS. THIS REQUIRES THAT THE EXISTING WEST AUGUSTINE COMMUNITY REDEVELOPMENT AGENCY BE RE-TITLED AS THE ST. JOHNS COUNTY COMMUNITY REDEVELOPMENT AGENCY, WITH THE BCC MEMBERS CONTINUING TO SERVE AS THE BOARD OF THE ST. JOHNS COUNTY CRA. THE PROPOSED RESOLUTION ALSO PROVIDES THAT THE WEST AUGUSTINE CRA AREA CONTINUES TO BE INCLUDED IN THE RE-TITLED ST. JOHNS COUNTY CRA AND THE VILANO BEACH AND FLAGLER ESTATES CRA AREAS WILL BE ADDED. IN ADDITION, THE PROPOSED RESOLUTION PROVIDES THAT THE COMMUNITY REDEVELOPMENT PLANS ARE APPROVED FOR THE VILANO BEACH AND FLAGLER ESTATES CRA AREAS

Proof of publication of notice of public hearing regarding a Name Change Resolution, St. Johns County Community Redevelopment Agency, was received having been published in *The St. Augustine Record* on September 23, 2002.

Scott Clem, Director of Growth Management Services, reviewed this item, stating that the Resolution, if passed, would rename the West Augustine Community Redevelopment Agency as the St. Johns County Redevelopment Agency. It would also incorporate the areas including West Augustine, Vilano Beach, and Flagler Estates. The Resolution would approve the community redevelopment plans that will be presented today. Don Delaney gave a brief overview of CRAs, utilizing visual display. He explained a CRA, communities where CRAs created development, presented projects completed, CRA's projects in different areas, what a CRA can do, economic development, what a TIF is, compliance with the St. Johns County Comp Plan, establishing priorities, what a CRA can't do, funding sources, function of a Community Redevelopment Board, and direction on advisory boards. Jacalone spoke on the Resolution included in the packet. Delaney responded to Jacalone. Kohnke mentioned before getting to exceptions next week, she would like information from Staff on the Fire Service money that was planned out for a five-year plan and the Transportation money. Discussion followed regarding exceptions, millage and bank loans, tax projections, holding public hearings, and doing the financing using only the General Fund Revenue.

(2:29 p.m.) Susan Timmons, 250 Vilano Road, spoke in favor of this item.

(2:30 p.m.) Karen Taylor, 3409 Lands End Drive, spoke in favor of this item.

(2:32 p.m.) Vivian Browning, 40 Beachcomber Way, spoke in favor of this item.

(2:34 p.m.) Barbara Jenness, 4300 Coastal Highway, spoke in favor of this item. **Motion by Jacalone, seconded by Reardon, carried 5/0, to approve Resolution No. 2002-208, changing the name of the existing West Augustine Community Redevelopment Agency to the St. Johns County Community Redevelopment Agency; the Board of County Commissioners declares itself as the Board of the St. Johns County Community Redevelopment Agency, incorporating into St. Johns County Community Redevelopment Agency the boundaries of the West Augustine Community Redevelopment Area as previously designated in Resolution 2000-146, the boundaries of Vilano Beach Community Redevelopment Agency, as previously designated in Resolution 2002-184; and the boundaries of Flagler Estates Community Redevelopment Agency as designated in Resolution 2002-185; approving the Community Redevelopment Plans for Vilano Beach and Flagler Estates Community Redevelopment areas and providing an effective date.**

RESOLUTION NO. 2002-208

RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA; CHANGING THE NAME OF THE EXISTING WEST AUGUSTINE COMMUNITY REDEVELOPMENT AGENCY TO ST. JOHNS COUNTY COMMUNITY REDEVELOPMENT AGENCY; THE BOARD OF COUNTY COMMISSIONERS DECLARING ITSELF TO BE THE BOARD OF THE ST. JOHNS COUNTY COMMUNITY REDEVELOPMENT AGENCY; INCORPORATING INTO ST. JOHNS COUNTY COMMUNITY REDEVELOPMENT AGENCY THE BOUNDARIES OF THE WEST AUGUSTINE COMMUNITY REDEVELOPMENT AREA, AS PREVIOUSLY DESIGNATED IN RESOLUTION 2000-146, THE BOUNDARIES OF VILANO BEACH COMMUNITY REDEVELOPMENT AREA, AS PREVIOUSLY

DESIGNATED IN RESOLUTION 2002-184, AND THE BOUNDARIES OF FLAGLER ESTATES COMMUNITY REVEVELOPMENT AREA, AS PREVIOUSLY DESIGNATED IN RESOLUTION 2002-185; APPROVING THE COMMUNITY REDEVELOPMENT PLANS FOR VILANO BEACH AND FLAGLER ESTATES COMMUNITY REDEVELOPMENT AREAS; AND PROVIDING AN EFFECTIVE DATE

(2:42 p.m.) Tom Crawford, Director of Housing and Community Services, spoke on the issue of exemptions. Discussion followed.

(10/08/02 - 6 - 2:45 p.m.)

4. PUBLIC HEARING - TRANSMITTAL HEARING FOR FILE #CPA-2002-02, DAVIS INDUSTRIAL PARK, PHASE 2. FILE # CPA-2002-02 IS A PROPOSED AMENDMENT TO THE COMPREHENSIVE PLAN. THIS IS A REQUEST TO CHANGE THE FUTURE LAND USE MAP DESIGNATION FROM RESIDENTIAL DENSITY - C TO INDUSTRIAL (I). THIS REQUEST CONSTITUTES A "REGULAR" COMPREHENSIVE PLAN AMENDMENT, REQUIRING TRANSMITTAL TO THE FLORIDA DEPARTMENT OF COMMUNITY AFFAIRS PRIOR TO APPROVAL BY THE COUNTY. AT THIS TIME, THE BCC'S APPROVAL TO TRANSMIT THE REQUEST WOULD ALLOW AN ADOPTION HEARING TO BE SCHEDULED NEXT YEAR IN THE SPRING OF 2003. DENIAL OF TRANSMITTAL WOULD END THE REVIEW. THE PLANNING STAFF BELIEVES THAT THE NORTHWOOD DRIVE AREA IS CONDUCIVE TO INDUSTRIAL DEVELOPMENT, PROVIDED THAT FENCING AND VEGETATIVE BUFFERING IS PROVIDED ON THE SUBJECT PROPERTY TO SCREEN THE SEVERAL EXISTING RESIDENCES LOCATED SOUTH AND NORTH OF THE SITE. THE ELEVEN-UNIT MOBILE HOME PARK AND TWO INDIVIDUAL MOBILE HOMES ACCESSED BY NORTHWOOD DRIVE WILL BE EXPOSED TO THE INCREASED TRAFFIC CREATED BY THE NEW DEVELOPMENT. SENSITIVE DESIGN AND LAYOUT OF THE NEW DEVELOPMENT AND INFRASTRUCTURE IMPROVEMENTS CAN MINIMIZE NEGATIVE IMPACTS FROM THE ON-SITE TRAFFIC CIRCULATION AND INDUSTRIAL ACTIVITIES. MANY OF THE EXISTING INDUSTRIES LOCATED ALONG NORTHWOOD DRIVE ARE INTERRELATED AND GREW OUT OF THEIR CLOSE PROXIMITY TO THE COQUINA, SHELL STONE, LIMESTONE, AND GRAVEL PITS. THESE EXISTING BUSINESSES MAY PROVIDE THE CATALYST FOR ADDITIONAL INDUSTRIAL DEVELOPMENT IN THIS AREA LOCATED NEAR HOLMES BOULEVARD. IN ADDITION, THE RECOMMENDED ALIGNMENT OF THE STATE ROAD 312 EXTENSION WOULD CROSS OVER NORTHWOOD DRIVE AND THE EXCAVATION SITES ADJACENT TO THE SUBJECT PROPERTY, PROVIDING IMPROVED ACCESS TO SR 207 AND I-95. ON SEPTEMBER 19, THE PLANNING AND ZONING AGENCY UNANIMOUSLY RECOMMENDED APPROVAL OF TRANSMITTING THE REQUEST TO DCA

Proof of publication of notice of public hearing on File # CPA (SS) 2002-02 Davis Industrial Park, was received having been published in *The St. Augustine Record* on September 4, 2002.

Isabelle Lopez, Assistant County Attorney, entered the meeting and Barrow left the meeting. Donna Godfrey, AICP, Senior Planner, stated that this is a request to amend the Future Land Use Map of the County's Comp Plan, changing the Future Land Use Map designation from Residential Density to Industrial, utilizing visual display.

Kohnke spoke on removing the Compatibility Index. Lopez spoke on the buffering requirements.

(2:56 p.m.) Carol Hatfield, 3172 Middleton Avenue, spoke on the subject area. (2:57 p.m.) Richard Davis, 5 Indian Mound Drive, spoke on the mobile home park. Hatfield spoke on the buffering. **Motion by Reardon, seconded by Kohnke, carried 5/0, to approve the transmittal of CPA-2002-02, amending the Comprehensive Plan, Future Land Use Map.**

The meeting recessed at 3:02 p.m. and reconvened at 3:14 p.m.

(10/08/02 - 7 - 3:14 p.m.)

5. PUBLIC HEARING - R-PUD-2001-06, TAYLOR WOODROW PLANNED UNIT DEVELOPMENT THE TAYLOR WOODROW PUD WAS APPROVED ON JULY 23, 2002, APPROXIMATELY TWO MONTHS LATER IT WAS DISCOVERED THAT IT WAS ADOPTED WITH THE INCORRECT LEGAL DESCRIPTION. THIS HEARING IS FOR THE ADOPTION OF THE PUD WITH THE CORRECT LEGAL DESCRIPTION AND TO RESCIND THE APPROVED ORDINANCE NO. 2002-41. THIS PUBLIC HEARING WAS NOTICED TO ALL PROPERTY OWNERS WITHIN 300 FEET, THE PROPERTY WAS POSTED AND ADVERTISED WITH THE CORRECT LEGAL DESCRIPTION. AS PREVIOUSLY PROVIDED STAFF FINDS THE PUD CONSISTENT WITH THE COMPREHENSIVE PLANs APPLICABLE PROVISIONS OF THE LAND DEVELOPMENT CODE. STAFF HAS NO OBJECTION TO APPROVAL

Proof of publication of notice of public hearing on Notice of Proposed Rezoning File # PUD 2001-06, Taylor Woodrow PUD, was received having been published in *The St. Augustine Record* on September 18, 2002.

Teresa Bishop stated that this is the Taylor Woodrow Project and an Ordinance needed to be adopted to correct the legal description by rescinding the existing Ordinance. **Motion by Reardon, seconded by Jacalone, carried 5/0, to enact Ordinance No. 2002-56, known as the Taylor Woodrow PUD, rescinding Ordinance No. 2002-41 and adopting the Findings of Fact in Section 4.**

ORDINANCE NO. 2002-56

AN ORDINANCE OF THE COUNTY OF ST. JOHNS COUNTY, STATE OF FLORIDA, RESCINDING ORDINANCE 2002-42, REZONING LANDS AS DESCRIBED HEREINAFTER FROM OPEN RURAL (OR) TO PUD (PLANNED UNIT DEVELOPMENT); PROVIDING FOR SPECIAL CONDITIONS; PROVIDING FINDINGS OF FACT; PROVIDING A SAVINGS CLAUSE; REQUIRING RECORDATION; AND PROVIDING AN EFFECTIVE DATE

(10/08/02 - 7 - 3:16 p.m.)

6. PUBLIC HEARING - TRANSMITTAL OF COMPREHENSIVE PLAN AMENDMENTS PURSUANT TO TWICE-YEAR CYCLE. PROPOSED AMENDMENTS INCLUDE CHANGES TO THE COMPREHENSIVE PLAN GOALS, OBJECTIVES AND POLICIES. THE COUNTY AND PROPERTY OWNERS ARE ALLOWED TO AMEND ITS COMPREHENSIVE PLAN TWICE A YEAR. THESE PROPOSED TEXT AMENDMENTS REVISE THE GOALS, OBJECTIVES AND POLICIES OF THE COMPREHENSIVE PLAN. THIS IS A TRANSMITTAL HEARING TO FORWARD THE PROPOSED AMENDMENTS

TO THE DEPARTMENT OF COMMUNITY AFFAIRS (DCA); AFTER TRANSMITTAL, DCA HAS 60 DAYS TO REVIEW AND ISSUE ITS OBJECTIONS, RECOMMENDATIONS AND COMMENT REPORT (ORC). IT IS ANTICIPATED THAT THE PROPOSED AMENDMENTS MAY BE HEARD FOR ADOPTION BY SPRING 2003. OBJECTIVE A.1.6 TO CLARIFY MINIMUM LOT SIZE WITHIN THE R/S AND A-I FUTURE LAND USE DESIGNATIONS AND THOSE NEIGHBORHOOD COMMERCIAL USES ARE ALLOWED. OBJECTIVE A.1.11 TO PROVIDE THAT CULTURAL/INSTITUTIONAL USES ARE ALLOWED WITHIN RESIDENTIAL FUTURE LAND USE DESIGNATION. OBJECTIVE A.1.19 TO AMEND NEW TOWN PURSUANT TO THE MEDIATION SETTLEMENT AGREEMENT ADOPTED BY THE BCC ON NOVEMBER 6, 2001, BETWEEN ST. JOHNS COUNTY AND THE FLORIDA WILDLIFE FEDERATION FOR THE NEW TOWN FUTURE LAND USE DESIGNATION (RESOLUTION NO. 2001-212). OBJECTIVE E.2.2 TO REMOVE REQUIRED COUNTY ACTION TO AMEND ITS LDRS WITHIN TWO YEARS OF A WETLAND BUFFER STUDY BEING COMPLETED. OTHER CHANGES INCLUDE CLARIFICATION OF THE METHODS THAT THE COUNTY USES TO PROTECT WETLANDS, UPLANDS, AND ASSOCIATED WILDLIFE HABITATS THROUGH THE REQUIREMENTS OF THE LAND DEVELOPMENT CODE. POLICY A.1.3.12 REVISES THE COMPATIBILITY INDEX, REMOVES THE REQUIREMENTS FOR A PUD ZONING AND DELETES THE COMPATIBILITY INDEX. POLICY B.1.1.1 TO PROVIDE THAT THE APPROVED RULE VARIANCE WAS AMENDED. THE AMENDED RULE VARIANCE WAS APPROVED ON SEPTEMBER 24, 2002, BY THE BCC. THE PLANNING AND ZONING AGENCY RECOMMENDED THESE AMENDMENTS BE TRANSMITTED TO DCA AT THEIR SEPTEMBER 19, REGULAR MEETING WITH A 6-1 VOTE.

Proof of publication of notice of public hearing on Transmittal of Proposed Amendments SJC Future Land Use Map 2015, was received having been published in *The St. Augustine Record* on September 4, 2002.

Bishop stated that these are Comprehensive Plan amendments pursuant to the twice per year cycle, for the Board's review and transmittal to the DCA by Administration and Staff. These proposed Ordinances have an attached Exhibit A, which are the textual changes they are proposing, with additions underlined and deletions struck through. The first change is Objective A.1.6, Policy A.1.6.1, Policy A.1.6.3, clarifications of the exempt parcel and the acreage sizes that are required; A.1.6.2, not a mixed use development, more of a neighborhood and community support base; Objective A.1.11, to allow cultural institutional uses within the residential land use designation on the Future Land Use Map; Objective A.1.19, changes to the New Town Development pursuant to settlement agreement; Objective A.1.19.16, on the last page of the New Town, to clarify that the amendments to be made in the spring will not apply to the Nocatee Development Order; Objective E.2.2.5, protecting environmentally sensitive land; and Policy B.1.1.1 and H.1.2.1, level of service policies, added words, *as amended*.

(3:55 p.m.) Sarah Bailey, 2202 Bishop Estates Road, representing the Florida Wildlife Federation, spoke on the buffer issue.

(4:00 p.m.) Roger Van Ghent, 4005 Moultrie Foreside Blvd., objected to the proposed Comp Plan changes on buffers. **Motion by Kohnke, seconded by Meiszer, by roll call vote, to remove the changes that were made in Objective E.2.2 and revisit the Buffer Ordinance, as soon as possible.**

Roll Call Vote

Meiszer	yes
Reardon	no
Jacalone	no
Kohnke	yes
Bryant	no

Motion failed 3/2.

Motion by Jacalone, seconded by Reardon, by roll call vote, to transmit the proposed amendments to the Department of Community Affairs.

Roll Call Vote

Jacalone	yes
Kohnke	no
Bryant	yes
Meiszer	no
Reardon	yes

Motion passed 3/2.

(10/08/02 - 9 - 4:07 p.m.)

7. PUBLIC HEARING - TRANSMITTAL OF COMPREHENSIVE PLAN AMENDMENTS PURSUANT TO TWICE-YEAR CYCLE. PROPOSED AMENDMENTS INCLUDE CHANGES TO THE COMPREHENSIVE PLAN 2015 FUTURE LAND USE MAP. THE COUNTY AND PROPERTY OWNERS ARE ALLOWED TO AMEND ITS COMPREHENSIVE PLAN TWICE A YEAR. THIS PROPOSED AMENDMENT CHANGES THE 2015 FUTURE LAND USE MAP FOR PROPERTIES ALONG DOBBS ROAD FROM RESIDENTIAL - C TO MIXED USE. THIS AREA OF DOBBS ROAD HAS DEVELOPED WITH A MIXTURE OF NON-RESIDENTIAL USES; THE MIXED USE DESIGNATION IS APPROPRIATE. THIS IS A TRANSMITTAL HEARING TO FORWARD THE PROPOSED AMENDMENTS TO THE DEPARTMENT OF COMMUNITY AFFAIRS (DCA); AFTER TRANSMITTAL, DCA HAS 60 DAYS TO REVIEW AND ISSUE ITS OBJECTIONS, RECOMMENDATIONS AND COMMENT REPORT (ORC). IT IS ANTICIPATED THAT THE PROPOSED AMENDMENTS MAY BE HEARD FOR ADOPTION BY SPRING 2003. THE PZA RECOMMENDED TRANSMITTAL WITH A 5-2 VOTE AT ITS REGULAR MEETING ON SEPTEMBER 19, 2002.

Proof of publication of notice of public hearing on Transmittal of Proposed Amendments, St. Johns County Future Land Use Map (1990-2015), was received having been published in *The St. Augustine Record* on September 16, 2002.

Bishop stated that this is an administrative Future Land Use Map change on Dobbs Road from Residential C to a Mixed Use Category. **Motion by Reardon, seconded by Jacalone, carried 4/1, with Meiszer dissenting, to transmit to DCA.**

(10/08/02 - 9 - 4:08 p.m.)

8. PUBLIC HEARING - TRANSMITTAL OF COMPREHENSIVE PLAN AMENDMENTS PURSUANT TO TWICE-YEAR CYCLE. PROPOSED AMENDMENTS INCLUDE CHANGES TO THE COMPREHENSIVE PLAN 2015 FUTURE LAND USE MAP. THE COUNTY AND PROPERTY OWNERS ARE ALLOWED TO AMEND ITS COMPREHENSIVE PLAN TWICE A YEAR. THIS

PROPOSED AMENDMENT CHANGES THE 2015 FUTURE LAND USE MAP TO INCLUDE THE LAND PURCHASED BY THE WATER MANAGEMENT DISTRICT FROM RESIDENTIAL-B TO PARKS AND OPEN SPACE. THIS IS A TRANSMITTAL HEARING TO FORWARD THE PROPOSED AMENDMENTS TO THE DEPARTMENT OF COMMUNITY AFFAIRS (DCA); AFTER TRANSMITTAL, DCA HAS 60 DAYS TO REVIEW AND ISSUE ITS OBJECTIONS, RECOMMENDATIONS AND COMMENT REPORT (ORC). IT IS ANTICIPATED THAT THE PROPOSED AMENDMENTS MAY BE HEARD FOR ADOPTION BY SPRING 2003. THE PZA RECOMMENDED TRANSMITTAL WITH A 7-0 VOTE AT ITS REGULAR MEETING ON SEPTEMBER 19, 2002.

Proof of publication of notice of public hearing on Transmittal of Proposed Amendments SJC Comprehensive Plan (1990-2015), was received having been published in *The St. Augustine Record* on September 4, 2002.

Bishop stated that this is an administrative Future Land Use Map change to amend the map to include land purchased by the Water Management District from Residential B to Parks and Open Space. **Motion by Reardon, seconded by Jacalone, carried 5/0, to transmit to DCA.**

(10/08/02 - 10 - 4:09 p.m.)

9. PUBLIC HEARING - TRANSMITTAL OF COMPREHENSIVE PLAN AMENDMENTS PURSUANT TO TWICE-YEAR CYCLE. PROPOSED AMENDMENTS INCLUDE CHANGES TO THE COMPREHENSIVE PLAN 2015 FUTURE LAND USE MAP. THE COUNTY AND PROPERTY OWNERS ARE ALLOWED TO AMEND ITS COMPREHENSIVE PLAN TWICE A YEAR. THIS PROPOSED AMENDMENT CHANGES THE 2015 FUTURE LAND USE MAP TO REMOVE LAND THAT WAS ANNEXED INTO THE CITY OF ST. AUGUSTINE. THIS LAND INCLUDES THE PONCE RADISSON. THIS IS A TRANSMITTAL HEARING TO FORWARD THE PROPOSED AMENDMENTS TO THE DEPARTMENT OF COMMUNITY AFFAIRS (DCA); AFTER TRANSMITTAL, DCA HAS 60 DAYS TO REVIEW AND ISSUE ITS OBJECTIONS, RECOMMENDATIONS AND COMMENT REPORT (ORC). IT IS ANTICIPATED THAT THE PROPOSED AMENDMENTS MAY BE HEARD FOR ADOPTION BY SPRING 2003. THE PZA RECOMMENDED TRANSMITTAL WITH A 7-0 VOTE AT ITS REGULAR MEETING ON SEPTEMBER 19, 2002.

Proof of publication of notice of public hearing on Transmittal of Proposed Amendments, SJC Comprehensive Plan (1990-2015), was received having been published in *The St. Augustine Record* on September 4, 2002.

Bishop stated this is a Future Land Use Map change to remove the land that was annexed into the City of St. Augustine, the Ponce Radisson property. **Motion by Reardon, seconded by Jacalone, carried 5/0, to transmit to the DCA.**

(10/08/02 - 10 - 4:10 p.m.)

10. PUBLIC HEARING - TRANSMITTAL OF COMPREHENSIVE PLAN AMENDMENTS PURSUANT TO TWICE-YEAR CYCLE. PROPOSED AMENDMENTS INCLUDE CHANGES TO THE COMPREHENSIVE PLAN 2015 FUTURE LAND USE MAP. THE COUNTY AND PROPERTY OWNERS ARE ALLOWED TO AMEND ITS COMPREHENSIVE PLAN TWICE A YEAR. THIS PROPOSED AMENDMENT CHANGES THE 2015 FUTURE LAND USE MAP FOR STATE LANDS SURROUNDING THE DEEP CREEK STATE FOREST FROM R/S TO CONSERVATION. THIS IS A TRANSMITTAL HEARING TO FORWARD THE PROPOSED AMENDMENTS TO THE DEPARTMENT OF

COMMUNITY AFFAIRS (DCA); AFTER TRANSMITTAL, DCA HAS 60 DAYS TO REVIEW AND ISSUE ITS OBJECTIONS, RECOMMENDATIONS AND COMMENT REPORT (ORC). IT IS ANTICIPATED THAT THE PROPOSED AMENDMENTS MAY BE HEARD FOR ADOPTION BY SPRING 2003. THE PZA RECOMMENDED TRANSMITTAL WITH A 7-0 VOTE AT ITS REGULAR MEETING ON SEPTEMBER 19, 2002.

Proof of publication of notice of public hearing on Transmittal of Proposed Amendments St. Johns County Future Land Use Map (1990-2015), was received having been published in *The St. Augustine Record* on September 16, 2002.

Bishop stated that this is a Future Land Use Map change for State Lands surrounding the Deep Creek State Forest from Rural Silviculture to Conservation. **Motion by Jacalone, seconded by Reardon, carried 5/0, to transmit to the Department of Community Affairs.**

(10/08/02 - 11 - 4:11 p.m.)

11. PUBLIC HEARING - TRANSMITTAL OF COMPREHENSIVE PLAN AMENDMENTS PURSUANT TO TWICE-YEAR CYCLE. PROPOSED AMENDMENTS INCLUDE CHANGES TO THE COMPREHENSIVE PLAN 2015 FUTURE LAND USE MAP. THE COUNTY AND PROPERTY OWNERS ARE ALLOWED TO AMEND ITS COMPREHENSIVE PLAN TWICE A YEAR. THIS PROPOSED AMENDMENT CHANGES THE 2015 FUTURE LAND USE MAP FOR LAND THAT THE COUNTY DESIRES TO PURCHASE FOR A COUNTY PARK IN THE FLAGLER ESTATES AREA FROM R/S TO PARKS AND OPEN SPACE. THIS IS A TRANSMITTAL HEARING TO FORWARD THE PROPOSED AMENDMENTS TO THE DEPARTMENT OF COMMUNITY AFFAIRS (DCA); AFTER TRANSMITTAL, DCA HAS 60 DAYS TO REVIEW AND ISSUE ITS OBJECTIONS, RECOMMENDATIONS AND COMMENT REPORT (ORC). IT IS ANTICIPATED THAT THE PROPOSED AMENDMENTS MAY BE HEARD FOR ADOPTION BY SPRING 2003. THE PZA RECOMMENDED TRANSMITTAL WITH A 7-0 VOTE AT ITS REGULAR MEETING ON SEPTEMBER 19, 2002.

Proof of publication of notice of public hearing on Transmittal of Proposed Amendments St. Johns County Future Land Use Map (1990-2015), was received having been published in *The St. Augustine Record* on September 16, 2002.

Bishop stated that this is a Future Land Use Map change in the Flagler Estates area from Rural Silviculture to Parks and Open Space. **Motion by Reardon, seconded by Jacalone, carried 5/0, to transmit to the DCA.**

(10/08/02 - 11 - 4:12 p.m.)

12. PUBLIC HEARING - TRANSMITTAL OF COMPREHENSIVE PLAN AMENDMENTS PURSUANT TO TWICE-YEAR CYCLE. PROPOSED AMENDMENTS INCLUDE CHANGES TO THE COMPREHENSIVE PLAN 2015 FUTURE LAND USE MAP. THE COUNTY AND PROPERTY OWNERS ARE ALLOWED TO AMEND ITS COMPREHENSIVE PLAN TWICE A YEAR. THIS PROPOSED AMENDMENT CHANGES THE 2015 FUTURE LAND USE MAP FOR LAND INCORRECTLY INCLUDED IN THE CUMMER LAND TRUST FROM R/S OWNED BY THE WATER MANAGEMENT DISTRICT TO R/S. THIS IS A TRANSMITTAL HEARING TO FORWARD THE PROPOSED AMENDMENTS TO THE DEPARTMENT OF COMMUNITY AFFAIRS (DCA); AFTER TRANSMITTAL, DCA HAS 60 DAYS TO REVIEW AND ISSUE ITS OBJECTIONS, RECOMMENDATIONS AND COMMENT REPORT (ORC). IT IS

ANTICIPATED THAT THE PROPOSED AMENDMENTS MAY BE HEARD FOR ADOPTION BY SPRING 2003. THE PZA RECOMMENDED TRANSMITTAL WITH A 7-0 VOTE AT ITS REGULAR MEETING ON SEPTEMBER 19, 2002.

Proof of publication of notice of public hearing on Transmittal of Proposed Amendments, St. Johns County Future Land Use Map (1990-2015), was received having been published in *The St. Augustine Record* on September 16, 2002.

Bishop stated that this is a Future Land Use Map amendment included in the Cummer Land Trust from Rural Silviculture owned by the Water Management District to Rural Silviculture. **Motion by Reardon, seconded by Bryant, carried 5/0, to transmit to DCA.**

(10/08/02 - 12 - 4:13 p.m.)

13. PUBLIC HEARING - TRANSMITTAL OF COMPREHENSIVE PLAN AMENDMENTS PURSUANT TO TWICE-YEAR CYCLE. PROPOSED AMENDMENTS INCLUDE CHANGES TO THE COMPREHENSIVE PLAN 2015 FUTURE LAND USE MAP. THE COUNTY AND PROPERTY OWNERS ARE ALLOWED TO AMEND ITS COMPREHENSIVE PLAN TWICE A YEAR. THIS PROPOSED AMENDMENT CHANGES THE 2015 FUTURE LAND USE MAP FOR APPROXIMATELY 100 ACRES ALONG CR 13 FROM R/S TO A-I. IT WAS DISCOVERED THAT THIS PROPERTY IS CURRENTLY DEVELOPED WITH TWO DWELLING UNITS APPROVED AFTER THE ADOPTION OF THE COMPREHENSIVE PLAN IN 1990. THE CHANGE IN THE FUTURE LAND USE DESIGNATION ALLOWS FOR THESE DWELLING UNITS TO BE CONTINUED AS CONFORMING USES. THIS IS A TRANSMITTAL HEARING TO FORWARD THE PROPOSED AMENDMENTS TO THE DEPARTMENT OF COMMUNITY AFFAIRS (DCA); AFTER TRANSMITTAL, DCA HAS 60 DAYS TO REVIEW AND ISSUE ITS OBJECTIONS, RECOMMENDATIONS AND COMMENT REPORT (ORC). IT IS ANTICIPATED THAT THE PROPOSED AMENDMENTS MAY BE HEARD FOR ADOPTION BY SPRING 2003. THE PZA RECOMMENDED TRANSMITTAL WITH A 7-0 VOTE AT ITS REGULAR MEETING ON SEPTEMBER 19, 2002

Proof of publication of Notice of Public Hearing on Transmittal of Proposed Amendments St. Johns County Future Land Use Map (1990-2015), was received having been published in *The St. Augustine Record* on September 16, 2002.

Bishop stated this is a Future Land Use Map change for property located along CR 13 from Rural Silviculture to Agriculture Intensive. **Motion by Jacalone, seconded by Reardon, carried 5/0, to transmit to DCA.**

(4:14 p.m.) Meiszer mentioned receiving calls about the Ponce de Leon Golf Course developing into subdivisions and condominiums because the owner is selling it. Lopez responded that the property mentioned by Meiszer was annexed last year into the City, so the County has no more jurisdiction over it.

(4:15 p.m.) Kohnke mentioned that on August 30, the TDC made some decisions on grant money, and then should have come to the County for final approval, but never did.

(4:17 p.m.) Reardon thanked the Board for allowing him to represent the County for the awards this morning. He questioned if the Junior Service League's request for a change of their use of the funds was brought up for discussion. Bryant responded that it would have to be placed on the agenda. Reardon requested for Joe Vonasek to check with the

Junior Service League to see what kind of changes they wanted to make. Discussion followed.

(4:20 p.m.) Bryant questioned Vonasek about the Category II recommendations by the TDC to the Board of County Commissioners. He stated that normally it is presented to the Board and wasn't, so Bryant questioned if it was in the budget. Vonasek responded that it was in the budget when the Board adopted it on September 24. Discussion followed on the recommendations on how the TDC will spend the money, not coming to the Board for approval. Adams stated that he would check into it.

Motion by Jacalone, seconded by Bryant, carried 5/0, to adjourn the meeting. With there being no further business to come before the Board, the meeting adjourned at 4:26 p.m.

REPORTS:

1. St. Johns Board of County Commissioners Check Register, Check No. 325048 through 325343 totaling \$1,173,288.66 (10/01/02)
2. St. Johns Board of County Commissioners Check Register, Check No. 325344 through 325354 totaling \$2,417.27 (10/01/02)
3. St. Johns Board of County Commissioners Check Register, Check No. 325355 totaling \$914.73 (10/02/02)
4. St. Johns Board of County Commissioners Check Register, Check No. 325356 through 325373 totaling \$40,337.61 (10/03/02)

CORRESPONDENCE:

1. Letter dated October 1, 2002 to Liz Cloud, Bureau of Administration, filing St. Johns County Ordinance Numbers 2002-51 through 2002-55
2. Letter dated October 2, 2002 to David Toner, regarding the original Joint Use Agreement between St. Johns County and the School District

Approved October 22, 2002

BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA

By: James E. Bryant
James E. Bryant, Chair

ATTEST: CHERYL STRICKLAND, CLERK

By: Yvonne King
Deputy Clerk