

**MINUTES OF MEETING
BOARD OF COUNTY COMMISSIONERS
ST. JOHNS COUNTY, FLORIDA
JANUARY 26, 2005
(8:00 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: Bruce A. Maguire, District 4, Chairman
 James E. Bryant, District 5, Vice Chairman
 Cyndi Stevenson, District 1
 Karen R. Stern, District 2
 Ben Rich, District 3
 Ben W. Adams, Jr., County Administrator
 Daniel Bosanko, County Attorney
 Lenora Newsome, Deputy Clerk

Also present: Laura Barrow, Assistant County Attorney

(01/26/05 - 1 - 8:00 a.m.)

CLOSED SESSION - THIS IS A PRIVATE ATTORNEY - CLIENT MEETING OF THE BOARD OF COUNTY COMMISSIONERS HELD IN ACCORDANCE WITH SECTION 286.011(8), FLORIDA STATUTES. THE SPECIAL MEETING WILL BE CONFINED TO SETTLEMENT NEGOTIATIONS AND LITIGATION EXPENSE STRATEGY PERTAINING TO THE LAWSUIT THE SURFRIDER FOUNDATION, ET. AL. VS. ST. JOHNS COUNTY, CASE NO. CA 04-89. THE SPECIAL MEETING HAS BEEN ADVERTISED FOR 8:00 A.M. CONFERENCE ROOM A HAS BEEN RESERVED FOR THIS MEETING

Maguire called the Private Attorney/Client meeting to order. Bosanko spoke on needing advice on the Surfrider Foundation Case, Case No. CA 04-89. Maguire announced that the following people would be attending the meeting: Bruce A. Maguire, James E. Bryant, Karen R. Stern, Cyndi Stevenson, Ben Rich, Ben W. Adams, Jr., Daniel J. Bosanko, Esquire, Laura Lee Barrow, Esquire, special counsel to the Board and Cathy Upchurch, Court Reporter. (8:03 a.m.) He announced that they would now move to Conference Room A to discuss this case.

(8:58 a.m.) Maguire closed the Private Attorney/Client meeting.

(01/26/05 - 1- 9:05 a.m.)

CALL TO ORDER BY CHAIR

The meeting was called to order by Chairman Maguire.

(01/26/05 - 1 - 9:06 a.m.)

The Invocation was given by Stern and the Pledge of Allegiance was led by Rich.

(01/26/05 - 1 -9:07 a.m.)

ROLL CALL

Maguire announced that all five Commissioners were present.

(01/26/05 - 2 - 9:07 a.m.)

PROCLAMATION DESIGNATING FEBRUARY 2005 AS LIBRARY APPRECIATION MONTH

Maguire read a letter from Governor Bush regarding Library Appreciation Month and Stevenson read the proclamation. Kenney Withers, Chairman, Library Advisory Board, thanked everyone for their continuing support.

(01/26/05 - 2 - 9:15 a.m.)

ACCEPTANCE OF PROCLAMATION

Motion by Bryant, seconded by Stern, carried 5/0, to approve the previously read proclamation.

(01/26/05 - 2 - 9:16 a.m.)

PUBLIC COMMENT

[Click here to listen to the audio for this item.](#)

Carl Bloesing, 12 La Vista Drive, presented a Resolution of, the Ponte Vedra Beach Coalition, that read: *"Be it resolved that the Ponte Vedra Beaches Coalition supports the four Homeowners Associations (Sawgrass Players Club, Sawgrass Association, Seaside (Crossroads) and Marsh Landing) in their formal opposition to the acquisition of the St. Johns Service Company by St. Johns County."*

(01/26/05 - 2 - 9:17 a.m.)

DELETIONS TO CONSENT AGENDA

Stern requested to pull Item 17, APAC Southeast, Inc., contract and move it to the Regular Agenda as Item A1.

(01/26/05 - 2 - 9:18 a.m.)

APPROVAL OF CONSENT AGENDA

Motion by Bryant, seconded by Stern, carried 5/0, to approve the Consent Agenda, as amended.

1. The Cash Requirement Report
2. Minutes:
01/12/05 - BCC Regular Meeting
3. Motion to adopt **Resolution No. 2005-11**, extending the Franchise Agreement between the Board of County Commissioners and Ambulance Service, Incorporated, for a period of two years

RESOLUTION NO. 2005-11

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, EXTENDING THE FRANCHISE AGREEMENT WITH AMBULANCE SERVICES, INCORPORATED, FOR A PERIOD OF TWO YEARS

4. Motion to adopt **Resolution No. 2005-12**, authorizing the County Fire Rescue Chief to sign a subgrant agreement between St. Johns County and the State of Florida, Department of Financial Services

RESOLUTION NO. 2005-12

A RESOLUTION OF ST. JOHNS COUNTY, FLORIDA, AUTHORIZING THE COUNTY FIRE RESCUE CHIEF TO SIGN A SUBGRANT AGREEMENT FOR EQUIPMENT BETWEEN ST. JOHNS COUNTY, ON BEHALF OF THE COUNTY FIRE RESCUE DEPARTMENT, AND THE STATE OF FLORIDA, DEPARTMENT OF FINANCIAL SERVICES

5. Motion to execute a renewal of the certificate of public convenience and necessity for St. Johns County Fire Rescue and Ambulance Service, Incorporated, effective until March 5, 2007
6. Motion to adopt **Resolution No. 2005-13**, directing the County Administrator to open contract negotiations with the collective Bargaining Agent (IAFF Local 3865) for the County's Firefighters

RESOLUTION NO. 2005-13

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, DIRECTING THE COUNTY ADMINISTRATOR TO OPEN CONTRACT NEGOTIATIONS WITH THE COLLECTIVE BARGAINING AGENT (IAFF LOCAL 3865) FOR THE COUNTY'S FIREFIGHTER

7. Motion to authorize the County Administrator, or his designee, to award Bid 05-40 renovations to St. Johns County Main Library to Ray T. Freiha Construction, Inc., for a total lump sum bid amount of \$167,000.00 (*See Attachment "A"*)
8. Motion to adopt **Resolution No. 2005-14**, recognizing unanticipated revenue in the amount of \$3,825.92 from a developer's contribution and appropriating it to 4431-54603 (Golf Course Maintenance - Other Maintenance) for the relocation of the existing irrigation system at the County Golf Course

RESOLUTION NO. 2005-14

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AMENDING THE FISCAL YEAR 2005 GOLF COURSE FUND BUDGET TO RECEIVE UNANTICIPATED REVENUE AND AUTHORIZE ITS EXPENDITURE BY THE GOLF COURSE MAINTENANCE DEPARTMENT

9. Motion to adopt **Resolution No. 2005-15**, recognizing the carry-forward of \$636,368.67 in E-911 funds for uses pursuant to F.S. 365.171

RESOLUTION NO. 2005-15

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ESTABLISHING THE CARRYFORWARD OF UNSPENT MONEYS IN THE "E-911 COMMUNICATIONS FUND"

**ST. JOHNS COUNTY
BID TABULATION**



BID TITLE REOVATIONS TO ST. JOHNS COUNTY MAIN

OPENED BY

LEIGH DANIELS

PUBLIC LIBRARY

TABULATED BY

JANET ELLIOTT

BID NUMBER

BID NO. 05-40

VERIFIED BY

OPENING DATE/TIME
December 15, 2004 3:00 P.M.

ANY BIDDER AFFECTED ADVERSELY BY AN INTENDED DECISION WITH RESPECT TO THE AWARD OF ANY BID, SHALL FILE WITH THE PURCHASING DEPARTMENT FOR ST. JOHNS COUNTY, A WRITTEN NOTICE OF INTENT TO FILE A PROTEST NOT LATER THAN SEVENTY-TWO (72) HOURS (EXCLUDING SATURDAY, SUNDAY AND LEGAL HOLIDAYS) AFTER THE POSTING OF THE BID TABULATION. PROTEST PROCEDURES MAY BE OBTAINED IN THE PURCHASING DEPARTMENT.

POSTING TIME/DATE

12/15/2004 4:00 PM

UNTIL
12/20/2004 4:00 PM

PAGE(S) 1

OF 1 PAGE(S)

Consent Item # 7 01/26/05

BIDDERS	BASE BID PRICE	BID BOND	ADDENDUM # 1			
BNC, INC.	\$200,100.00	YES	YES			
BA WILSON CONSTRUCTION, INC.	\$247,700.00	YES	YES			
FACILITY CONSTRUCTION CORP.	\$163,894.00	NO	YES			
SHEZA GENERAL CONTRACTOR, INC.	\$139,000.00	YES	YES			
RAY T. FREIHA CONSTRUCTION	\$167,000.00	YES	YES			
CORE CONSTRUCTION COMPANY	\$213,000.00	YES	YES			
MALLEN CONSTRUCTION, INC.	\$212,500.00	YES	YES			

Attachment "A"

BID AWARD DATE - _____

**ST. JOHNS COUNTY
BID TABULATION**

BID TITLE REOVATIONS TO ST. JOHNS COUNTY MAIN PUBLIC LIBRARY
BID NUMBER BID NO. 05-40
OPENING DATE/TIME December 15, 2004 3:00 P.M.
POSTING TIME/DATE FROM 12/15/2004 4:00 PM UNTIL 12/20/2004 4:00 PM

ANY BIDDER AFFECTED ADVERSELY BY AN INTENDED DECISION WITH RESPECT TO THE AWARD OF ANY BID, SHALL FILE WITH THE PURCHASING DEPARTMENT FOR ST. JOHNS COUNTY, A WRITTEN NOTICE OF INTENT TO FILE A PROTEST NOT LATER THAN SEVENTY TWO (72) HOURS (EXCLUDING SATURDAY, SUNDAY AND LEGAL HOLIDAYS) AFTER THE POSTING OF THE BID TABULATION. PROTEST PROCEDURES MAY BE OBTAINED IN THE PURCHASING DEPARTMENT.

OPENED BY LEIGH DANIELS
TABULATED BY JANET ELLIOTT
VERIFIED BY
 PAGE (S) 1 OF 1 PAGE (S)

BIDDERS	BASE BID PRICE	BID BOND	ADDENDUM # 1			
BUSH CONSTRUCTION	\$199,996.00	YES	YES			
MIL-CON CONSTRUCTION CORP.	\$207,777.00	YES	YES			
E. L. GROUP, INC.	\$26,994.00	YES	NO			

Attachment "A-1"

**FOR PURPOSES OF FUNDING ALLOWABLE "E-911"
CAPITAL EXPENDITURES, PURSUANT TO FLORIDA
STATUTE SECTION 365.171**

10. Motion to adopt **Resolution No. 2005-16**, recognizing unanticipated revenue [Fund 1110-31391] in the amount of \$15,000.00 from an Intercoastal Utilities, Inc., and appropriating it to the Water & Sewer Authority Department [1103-53129 \$10,000 & 1103-53140: \$5,000] for contractual services and legal fees

RESOLUTION NO. 2005-16

**A RESOLUTION OF THE BOARD OF COUNTY
COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA,
AMENDING THE FISCAL YEAR 2005 WATER & SEWER
AUTHORITY FUND BUDGET TO RECEIVE
UNANTICIPATED REVENUE AND AUTHORIZE ITS
EXPENDITURE BY THE WATER & SEWER AUTHORITY
DEPARTMENT**

11. Motion to adopt **Resolution No. 2005-17**, declaring a 20' strip of County property located on the south side of State Road 208 as surplus property, and approving a private sale to the only adjoining property owner, pursuant to the provision set forth in Section 125.35(2), Florida Statutes, and approving a Grant of Easement to St. Johns County from CRD Terra Pines, LLC

RESOLUTION NO. 2005-17

**A RESOLUTION OF THE BOARD OF COUNTY
COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA,
DECLARING A 20' STRIP OF COUNTY PROPERTY
LOCATED ON THE SOUTHSIDE OF STATE ROAD 208
AS SURPLUS PROPERTY AND APPROVING A
PRIVATE SALE TO THE ONLY ADJOINING PROPERTY
OWNER, PURSUANT TO THE PROVISIONS SET
FORTH IN SECTION 125.35(2), FLORIDA STATUTES
AND APPROVING A GRANT OF EASEMENT TO ST.
JOHNS COUNTY FROM CRD TERRA PINES, LLC**

12. Motion to adopt **Resolution No. 2005-18**, accepting an Easement for Utilities for a lift station site for water and sewer service to the Crosswinds at Palencia subdivision and a Bill of Sale conveying all personal property associated with the water and sewer system

RESOLUTION NO. 2005-18

**A RESOLUTION BY THE BOARD OF COUNTY
COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA,
ACCEPTING AN EASEMENT FOR UTILITIES FOR A
LIFT STATION SITE FOR WATER AND SEWER
SERVICE TO CROSSWINDS AT PALENCIA
SUBDIVISION AND ACCEPTING A BILL OF SALE
CONVEYING ALL PERSONAL PROPERTY
ASSOCIATED WITH THE WATER AND SEWER
SYSTEM**

13. Motion to adopt **Resolution No. 2005-19**, accepting an Easement for Utilities for a water meter for water and sewer service to the Crosswinds at Palencia subdivision

RESOLUTION NO. 2005-19

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING AN EASEMENT FOR UTILITIES FOR WATER AND SEWER SERVICE TO CROSSWINDS AT PALENCIA SUBDIVISION

14. Motion to adopt **Resolution No. 2005-20**, accepting a donation of a fourteen-foot strip of land required for additional right-of-way for construction of Watson Road East

RESOLUTION NO. 2005-20

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING A DONATION OF A FOURTEEN FOOT STRIP OF LAND REQUIRED FOR ADDITIONAL RIGHT-OF-WAY FOR CONSTRUCTION OF WATSON ROAD EAST

15. Motion to adopt **Resolution No. 2005-21**, accepting an Easement for Utilities for water and sewer service to Six Mile Creek North Subdivision Unit Four, Parcels 19, 20, 24, 25 and 26 and accepting a Bill of Sale conveying all personal property associated with the water and sewer system

RESOLUTION NO. 2005-21

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING AN EASEMENT FOR UTILITIES FOR WATER AND SEWER SERVICE TO SIX MILE CREEK NORTH SUBDIVISION UNIT FOUR, PARCELS 19, 20, 24, 25 AND 26 AND ACCEPTING A BILL OF SALE CONVEYING ALL PERSONAL PROPERTY ASSOCIATED WITH THE WATER AND SEWER SYSTEM

16. Motion to authorize the County Administrator, or his designee, to purchase one (1) 2005 33,000 GVWR Cab & Chassis 4X2 Dual Rear Wheel Truck with utility body from the responsive low bidder, Atlantic Truck Center, in the amount of \$64,146.00 (*See Attachment "B"*)
17. Motion to authorize the County Administrator, or his designee, to enter into contract with APAC-Southeast, Inc., in the amount of \$1,281,428.45 for the Ponte Vedra Municipal Service District Pavement Improvements under Bid 05-41

This item was moved to the Regular Agenda as A1.

18. Motion to authorize the County Administrator, or his designee, to enter into contract with Calloway Contracting, Inc., in the amount of \$660,441.00 for the

**ST. JOHNS COUNTY
BID TABULATION**



BID TITLE

PURCHASE OF ONE (1) 2005

ANY BIDDER AFFECTED ADVERSELY BY AN INTENDED DECISION WITH RESPECT TO THE AWARD OF ANY BID, SHALL FILE WITH THE PURCHASING DEPARTMENT FOR ST. JOHNS COUNTY, A WRITTEN NOTICE OF INTENT TO FILE A PROTEST NOT LATER THAN SEVENTY-TWO (72) HOURS (EXCLUDING SATURDAY, SUNDAY AND LEGAL HOLIDAYS) AFTER THE POSTING OF THE BID TABULATION. PROTEST PROCEDURES MAY BE OBTAINED IN THE PURCHASING DEPARTMENT.

OPENED BY

LEIGH DANIELS

BID NUMBER

33,000 GYWR CAB & CHASSIS

TABULATED BY

JANET ELLIOTT

OPENING DATE/TIME

December 29, 2004 3:00 P.M.


VERIFIED BY

POSTING TIME/DATE

FROM 12/29/2004 4:00 PM UNTIL 01/05/2005 4:00 PM

PAGE (S) 1 OF 1 PAGE (S)

*Consent # 16
01/26/05*

BIDDERS	TOTAL PACKAGE BID	MAKE/MODEL	DELIVERY DATE	ADDENDUM # 1
FREIGHTLINER OF TAMPA LLC	\$66,148.00	FREIGHTLINER M2-106	UP TO 120 DAYS	YES
ATLANTIC TRUCK CENTER	\$64,146.00	FORD F750	90-120 DAYS	YES 
MAUDLIN INTERNATIONAL TRUCKS, INC	\$65,753.00	INTERNATIONAL 4400	MARCH 31, 2005	NO

Attachment "B"

BID AWARD DATE - _____

project titled Solana Road Other Miscellaneous Drainage Improvements under Bid 05-10 (*See Attachment "C"*)

19. Motion to authorize the County Administrator, or his designee, to purchase one (1) ambulance from the Florida Association of Counties Contract, Bid No 04-05-0824, from the Contract Supplier, American LaFrance MedicMaster in the amount of \$144,328.90 (*See Attachment "D"*)
20. Motion to authorize the County Administrator to direct staff to increase the design of the Senior Center Building to 8,000 square feet and to take necessary action to modify the PUD

(01/26/05 - 6 - 9:19 a.m.)

ADDITIONS/DELETIONS TO REGULAR AGENDA

Rich requested to add, as Item 15, a Resolution on BCC Rules and Policies and move Agenda Item 15 to 16. Adams requested to add the Bartram Downs plat as Item 17 and Kensington plat as Item 18. Ford requested to add the Lake Dwellers' request for CDD and deferral fee as Item A2.

(01/26/05 - 6 - 9:21 a.m.)

APPROVAL OF REGULAR AGENDA

Motion by Stern, seconded by Bryant, carried 5/0, to approve the Regular Agenda, as amended.

(01/26/05 - 6 - 9:21 a.m.)

[Click here to listen to the audio for this item.](#)

- A1. MOTION TO AUTHORIZE THE COUNTY ADMINISTRATOR, OR HIS DESIGNEE, TO ENTER INTO CONTRACT WITH APAC-SOUTHEAST, INC., IN THE AMOUNT OF \$1,281,428.45 FOR THE PONTE VEDRA MUNICIPAL SERVICE DISTRICT PAVEMENT IMPROVEMENTS UNDER BID 05-41 *Formerly Consent Item 17 (See Attachment "E")*

Stern explained that she pulled this item because of phone calls that she received late Friday afternoon, residents from the neighborhood across from APAC, the asphalt plant.

(9:22 a.m.) Barrow gave background information on this item. She stated that she was in contact with the Department of Environmental Protection (DEP) and they stated that this plant was in compliance with their DEP permit.

(9:29 a.m.) Chris Kirts, 5125 Emory Circle, Jacksonville, DEP, stated that DEP had been to the APAC plant about 25 times over the past four months observing operations. He stated that this facility was in compliance with State permitting.

(9:36 a.m.) Ken Bryan, 1711 Dobbs Road, spoke on human health concerns regarding the plant. Stern requested scheduling a meeting and stated that she received an e-mail regarding the contract. (9:40 a.m.) **Motion by Stern, seconded by Rich, to hold on awarding the bid until both the Ponte Vedra MSD and the Ponte Vedra Community Association have had a chance to discuss it.**

(9:42 a.m.) Doug Crane, 994 Ponte Vedra Blvd., Chairman of the Ponte Vedra Municipal Service District, spoke on being included in the plans on the project involving improvements to the roadways within the Ponte Vedra Municipal Service District for St. Johns County. Bryant asked if there were any constraints that would go along with delaying the contract and if the engineers had any contracts. (9:45 a.m.) Joe Burch,

**ST. JOHNS COUNTY
BID TABULATION**



Consent # 18
01126105

BID TITLE
SOLANA ROAD OTHER
MISCELLANEOUS
DRAINAGE IMPROVEMENTS

ANY BIDDER AFFECTED ADVERSELY BY AN
INTENDED DECISION WITH RESPECT TO THE
AWARD OF ANY BID, SHALL FILE WITH THE
PURCHASING DEPARTMENT FOR ST. JOHNS
COUNTY, A WRITTEN NOTICE OF INTENT TO FILE
A PROTEST NOT LATER THAN SEVENTY-TWO (72)
HOURS (EXCLUDING SATURDAY, SUNDAY AND
LEGAL HOLIDAYS) AFTER THE POSTING OF THE
BID TABULATION. PROTEST PROCEDURES MAY
BE OBTAINED IN THE PURCHASING
DEPARTMENT.

OPENED BY
LEIGH DANIELS

BID NUMBER
BID NO. 05-10

TABULATED BY
VERIFIED BY
JANET ELLIOTT

OPENING DATE/TIME
December 22, 2004 3:00 P.M.

POSTING TIME/DATE
12/22/2004 4:00 PM

PAGE (S) 1 **OF** 1 **PAGE (S)**

BIDDERS	BASE BID PRICE	ALTERNATE # 1 BID PRICE	ALTERNATE # 2 BID PRICE	ALTERNATE # 3 BID PRICE	BID BOND	ATTENDED MANDATORY PRE-BID CONFERENCE	ADDEN. # 1	ADDEN. # 2	ADDEN. # 3	ADDEN. # 4
CALLAWAY CONTRACTING INC.	\$638,577.66	\$312,591.50	\$334,324.03	\$660,441.00 ▲	YES	YES	X	X	X	X
BGCO, INC.	\$636,590.00	\$269,900.00	\$286,600.00	NO BID	YES	YES	X	X	X	X

BID AWARD DATE - _____

Attachment "C"

Consent # 19

01/26/05



American LaFrance MedicMaster
3705 St. Johns Parkway
Sanford, Florida 32771
phone: (800) 292-2376
fax: (800) 642-7895
email: medicmst@bellsouth.net

October 14, 2004


Shelly Wood, Battalion Chief
St. Johns County Fire Rescue
4455 Avenue "A" Suite 100
St. Augustine, Florida
32095

RE: Emergency Medical Vehicle

American LaFrance MedicMaster offers St. Johns County Fire Rescue the opportunity to "piggy-back" the Florida Fire Chiefs Association, Florida Sheriffs Association, and Florida Association Of Counties Bid # (04-05-0824) for a Medium Duty ambulance. The cost of a vehicle that meets the requirements of the St. Johns County Fire Rescue Department is \$144,328.90. Included with this letter is a detailed description of the proposed vehicle.

Delivery date of a completed unit would be between 255 & 305 days after receipt of purchase order. Thank you for allowing me the opportunity to make this proposal. If I can provide any further information please call me at 800-292-2376.

Yours truly,


Bob Ivey
Regional Sales Manager

Attachment "D"

**ST. JOHNS COUNTY
BID TABULATION**



*Regular A1
Consent # 17
01/26/05*

BID TITLE	PONTRE VEDRA MUNICIPAL SERVICE DISTRICT PAVEMENT IMPROVEMENTS		OPENED BY	LEIGH DANIELS
BID NUMBER	BID NO. 05-41		TABULATED BY	JANET ELLIOTT
OPENING DATE/TIME	December 22, 2004 4:00 PM	3:00 P.M.	VERIFIED BY	
POSTING TIME/DATE	12/22/2004 4:00 PM	UNTIL		
		12/29/2004 4:00 PM	PAGE (S)	<u>1</u> OF <u>1</u> PAGE (S)

ANY BIDDER AFFECTED ADVERSELY BY AN INTENDED DECISION WITH RESPECT TO THE AWARD OF ANY BID, SHALL FILE WITH THE PURCHASING DEPARTMENT FOR ST. JOHNS COUNTY, A WRITTEN NOTICE OF INTENT TO FILE A PROTEST NOT LATER THAN SEVENTY-TWO (72) HOURS (EXCLUDING SATURDAY, SUNDAY AND LEGAL HOLIDAYS) AFTER THE POSTING OF THE BID TABULATION. PROTEST PROCEDURES MAY BE OBTAINED IN THE PURCHASING DEPARTMENT.

BIDDERS	BASE BID PRICE	ALTERNATE # 1 BID PRICE	BID BOND	ADDENDUM # 1	ATTENDED MANDATORY PRE-BID CONFERENCE
APAC-SOUTHEAST, INC.	\$1,281,428.45	NO BID	YES	YES	YES
DUYAL ASPHALT PRODUCTS	\$1,308,950.00	\$1,374,700.00	YES	YES	YES

Attachment "E"

BID AWARD DATE - _____

Purchasing Manager, replied that they might delay the contract award until the issue was resolved, which should not be a problem. **The motion carried 5/0.** Isabelle Lopez, Senior Assistant County Attorney, entered the meeting.

(01/26/05 - 7 - 9:47 a.m.)

[Click here to listen to the audio for this item.](#)

A2. LAKE DWELLERS COMMUNITY ASSOCIATION REQUEST FOR CDD EXPEDITED REVIEW AND DEFERRAL OF CDD PETITION FEES

Bruce Ford, Chief Planner, reviewed this item, stating that the request was to expedite the CDD petition because they were trying to have it approved before March 10th, due to some tax benefits. The other request was to defer a \$15,000 petition filing fee required by the County. He stated that they were proposing to submit \$3,000 with their petition and following the CDD approval they would submit the remaining \$12,000. They requested that if the CDD petition was not approved, that they would not be required to submit the remaining \$12,000 balance.

(9:52 a.m.) Peter Claflin, 1629 Pond Gannett Lane, Jacksonville, spoke on the County Staff being very helpful and reviewed pictures of the lake before it failed, after it failed and of the dam itself, Exhibit A. He spoke in favor of this item, stating that they had a meeting with 100 percent of the people attending supporting the petition to form a Community Development District. Rich declared ex-parte with Claflin and the Steering Committee. Stevenson declared ex-parte with the Lake Dweller residents and their intention to protect their community. Maguire declared ex-parte with Claflin also.

(9:58 a.m.) Chuck Silas, 1618 Rain Crow Drive, stated that once a CDD was formed, the tax revenue assessment should be sufficient for collateral for this project.

(9:59 a.m.) **Motion by Stevenson, second by Rich, to approve a request by the Lake Dwellers Community Association for CDD expedited review and fee deferral. Lopez recommended adding a Finding of Fact stating; that this furthers the public purpose." Accepted by Stevenson and Rich, carried 5/0.**

(01/26/05 - 7 - 10:00 a.m.)

[Click here to listen to the audio for this item.](#)

1. PRESENTATION OF CAPITAL PROJECTS IN PROGRESS

Mike Rubin, Director of Construction Services, gave a report on all Capital Projects in progress. (10:02 a.m.) Lopez and Barrow left the meeting. Rubin proceeded with explaining the design and permitting of the projects. He reviewed the projects; construction services work program, 6 major projects totaling \$20,000,000 and 21 other various projects totaling \$13,000,000, with a total of 27 County construction projects totaling \$33,000,000. Rubin reviewed the six major projects:

(10:10 a.m.) Medical Examiner's Office, project cost \$800,000 (approved only \$700,000 at this time) with a completion date of 10/01/2005. Bryant asked if the County ever got any assistance from the surrounding counties that the medical examiner served. Rubin replied no. Adams mentioned that they sent letters on it. Bryant suggested sending out a second letter to see if they would want to participate and offer to offset some of the costs. Maguire suggested going down and visiting these commissions.

(10:13 a.m.) Growth Management Center, project cost \$6,110,000, with a completion date of 9/01/2006.

(10:18 a.m.) Utility Administration Headquarters, project cost \$6,720,000, with a completion date of 6/2006.

(10:20 a.m.) Facilities Maintenance and Construction Services, project cost \$1,374,000, with a completion date of 2/2006.

(10:22 a.m.) St. Augustine Amphitheater, Phase II, project cost \$3,353,000, with a completion date of 4/01/2006.

(10:24 a.m.) Bartram Trail Library Addition, project cost \$700,000, with a completion date of 4/01/2006.

Bryant spoke on the Amphitheater project with Rubin responding. Rich asked about the approval by the Board of a private enterprise amphitheater being built out by SR 16 and I-95 being in competition with this amphitheater. Rubin responded that these were two different venues entirely and, in his opinion, they were probably not in direct competition with each other. Adams mentioned putting in a new Fire Rescue headquarters building at the Gaines Center and spoke on receiving the old Hastings Elementary School, a forty-acre site in Hastings.

The meeting recessed at 10:29 a.m. and reconvened at 10:41 a.m.

Maguire announced that, Elaine Brown, President Jacksonville City Council, would be speaking at 11:30 a.m. on Item 11.

(01/26/05 - 8 - 10:42 a.m.)

[Click here to listen to the audio for this item.](#)

2. CONSIDER PROPOSED CHARTER FOR THE HASTINGS DRAINAGE DISTRICT

Stephen Faustini, 780 North Ponce de Leon Blvd., Upchurch Bailey and Upchurch, spoke on the Hastings Drainage District being a special district of the State of Florida that managed several drainage canals in St. Johns and Putnam Counties. He stated that they were presenting this to the Board just to advise them on what was going on. Stern asked about the boundaries. (10:46 a.m.) Laura Barrow, Assistant County Attorney, entered the meeting.

(10:46 a.m.) Frank Johns, 6245 CR 13 South, Hastings, stated that today the District was composed of approximately 10,000 acres, primarily in St. Johns County, and showed the boundary limits on all sides.

(01/26/05 - 8 - 10:50 a.m.)

[Click here to listen to the audio for this item.](#)

3. CONSIDER REQUEST FOR LETTER OF SUPPORT FOR OLD BRICK ROAD - DIXIE HIGHWAY NOMINATION TO THE NATIONAL REGISTER OF HISTORIC PLACES

Donna Godfrey, AICP, Senior Planner, asked the Board to sign the letter of support for nomination of the Old Brick Road to the National Register of Historic Places, stating that this was a request from Flagler County. Maguire asked what the position of the Flagler County Commissioners was on this issue. Godfrey replied that they had formally submitted the nomination package to the State. Maguire questioned Rich being listed as the owner of the property and Godfrey responded. (10:53 a.m.) **Motion by Bryant, seconded by Stern, carried 5/0, to approve the letter of support to nominate to the National Register of Historic Places, that portion of Old Brick Road - Dixie Highway located between CR 204 in St. Johns County and Espanola in Flagler County.** Bosanko and Lopez left the meeting and Patrick McCormack, Assistant County Attorney, entered the meeting.

(01/26/05 - 9 - 10:53 a.m.)

[Click here to listen to the audio for this item.](#)

4. PUBLIC HEARING - PUD 2004-30, CENTURY PROFESSIONAL PARK PLANNED UNIT DEVELOPMENT - THIS REQUEST SEEKS TO REZONE APPROXIMATELY TWO ACRES LOCATED NORTH OF STATE ROAD 16, EAST OF FIFTH STREET AND WEST OF FOURTH STREET. THE PLAN OF DEVELOPMENT INCLUDES 20,346 SQUARE FEET OF PROFESSIONAL OFFICE SPACE. THE PROJECT DOES NOT CONTAIN ANY ONSITE WETLANDS, AS IT WAS PREVIOUSLY USED FOR CHURCH FACILITIES AND ASSOCIATED USES. THE PROJECT IS LOCATED IN THE RESIDENTIAL C LAND USE CATEGORY. OPEN SPACE WILL BE PROVIDED THROUGH 21,875 SQUARE FEET (0.50 AC) INCLUDING THE BUFFERS AND DESIGNATED OPEN SPACE. FOUR (4) FOOT WIDE SIDEWALKS WILL BE PROVIDED FROM THE BUILDING AREA TO THE SIDEWALK ALONG SR 16. INTERNAL SIDEWALKS, A MINIMUM OF 3' IN WIDTH, WILL BE PROVIDED FROM THE BUILDING FRONTS TO PARKING AREAS. THE PROJECT SITE IS ACCESSED BY DRIVEWAY CONNECTIONS FROM FOURTH AND FIFTH STREETS, OFF OF STATE ROAD 16. PROPOSED VEHICULAR ACCESS INCLUDES TWO ACCESS POINTS FROM FOURTH STREET AND TWO ACCESS POINTS FROM FIFTH STREET. THE CENTURY PROFESSIONAL PARK PUD WILL BE DEVELOPED IN ONE (1) PHASE, TO COMMENCE WITHIN ONE YEAR OF APPROVAL OF THE PUD (2006). FOR PURPOSES OF THIS SCHEDULE OF DEVELOPMENT THE TERM "COMMENCEMENT OF DEVELOPMENT" SHALL MEAN APPROVAL OF CONSTRUCTION PLANS AND "COMPLETION OF THE DEVELOPMENT" SHALL MEAN APPROVAL OF "AS BUILTS" SURVEYS. THE PLANNING AND ZONING VOTED 6/0 TO RECOMMEND DENIAL AT THE DECEMBER 16, 2004, PUBLIC HEARING. THE DENIAL RECOMMENDATION WAS BASED UPON CONCERNS RELATING TO COMPATIBILITY ISSUES, GIVEN THE PROXIMITY TO AND LOCATION WITHIN A RESIDENTIAL NEIGHBORHOOD. SPECIFICALLY, THE MASTER DEVELOPMENT PLAN CONSIDERED BY THE PLANNING AND ZONING AGENCY, WHILE CONSISTENT WITH LAND DEVELOPMENT CODE REQUIREMENTS, DID NOT PROVIDE ADEQUATE BUFFERING BETWEEN THE OFFICE AND RESIDENTIAL USES. IN ADDITION, ADJACENT PROPERTY OWNERS STATED CONCERNS OVER TRAFFIC AND DRAINAGE ISSUES

Proof of publication of the notice of public hearing on the Century Professional Park PUD was received, having been published in *The St. Augustine Record* on January 11, 2005.

Lindsay Haga, Planner II, reviewed this item, stating there were changes since the date of the PZA meeting, which were included in the Board's packets. She reviewed the changes; buffering between the northern residential area, making road improvements, on page 7, under Section G6, strike out "reference to Phase 1 and 2," on page 8, under Section K, Open Space, in the last sentence change the word, "may" to "will", on page 9, under Section K1, strike out the second part of the second sentence, and on page 6, under Section 4 Signage, put in "maximum provided by the Land Development Code of 150 square feet and 200 square foot maximum." Maguire mentioned that he was glad to see the changes, but was uncomfortable with the 6/0 PZA vote to deny. He stated that he would like to see this go back to the PZA with these changes. Rich expressed that he would like it to go back before the PZA also.

(11:01 a.m.) Jennell Thomas, 2848 N. Fourth Street, spoke on congestion at the entrance of Fourth Street and requested that the County talk to the State about the problem. Stern agreed that there was a real problem with the speed limit on SR 16 in this area.

(11:05 a.m.) Diane Mills, 3455 Lewis Speedway, voiced concerns about this project and having consistency within the County. McCormack advised the Board to hear from the applicant before voting on remitting this back to the PZA..

(11:10 a.m.) James McCain, Scott and Shepard, stated that they understood the Board's concerns regarding the 6/0 vote from PZA. He mentioned that they had a community meeting to find out the concerns of the neighbors and they felt that they had addressed those concerns. Rich voiced concern about the denial by the PZA also being based on the compatibility issues with the surrounding residential area, and these had not been addressed as of today. Stevenson asked how long it would be before they could go back before the PZA. Adams responded February 17th. (11:17 a.m.) *Motion by Rich to deny rezoning application PUD 2004-30, in support of the Findings of Facts listed by the PZA on the review of the application, dated December 16, 2004, and request Staff to try to obtain an FDOT study be made regarding traffic concerns by the Board.* McCormack mentioned that if it was a vote for denial, there was a one-year wait before they could come back, unless that was waived by the Board. Bryant asked if the appropriate motion would be to just remand it back to the PZA for further review to come back before this Board at a later date. *Rich withdrew his motion* (11:18 a.m.) **Motion by Bryant, seconded by Stern, carried 5/0, to remand it back to the PZA.**

(01/26/05 - 10 - 11:19 a.m.)

[Click here to listen to the audio for this item.](#)

5. PUBLIC HEARING - REZ 2004-30, GLOBAL S.E. 1.83 - THIS REQUEST SEEKS TO REZONE 1.83 ACRES FROM COMMERCIAL, HIGHWAY, TOURIST (CHT) TO COMMERCIAL INTENSIVE (CI) IN ORDER TO ALLOW OUTDOOR STORAGE AND DISPLAY FOR THE EXISTING BUSINESS OF R.V. SALES AND SERVICE. NO OTHER CHANGES ARE PROPOSED AT THIS TIME. THE PARCEL IS LOCATED ON THE SOUTH SIDE OF S.R. 206, IMMEDIATELY EAST OF I-95. THE PROPERTY IS LOCATED IN THE MIXED USE LAND USE DISTRICT, AS DEPICTED ON THE FUTURE LAND USE MAP. POLICY A.1.9.8 OF THE 2015 COMPREHENSIVE PLAN REQUIRES BUFFERS AROUND DEVELOPMENTS WITHIN THE MIXED USE DISTRICT TO PROVIDE FOR COMPATIBILITY WITH ADJACENT USES. THE SUBJECT PROPERTY IS SERVED BY ONSITE WATER/SEWER AND THE ST. JOHNS COUNTY UTILITY DEPARTMENT HAS STATED THAT COUNTY WATER AND SEWER IS AVAILABLE AND THE PROJECT WILL NEED TO HOOK UP, PER COUNTY REGULATIONS. ADJACENT ZONINGS ARE COMMERCIAL, HIGHWAY AND TOURIST (CHT) AND ADJACENT LAND USE IS MIXED USE. THE PLANNING AND ZONING AGENCY RECOMMENDED APPROVAL OF THIS REQUEST BY A VOTE OF 6 TO 0 AT THEIR DECEMBER 16, 2004, MEETING

Proof of publication of the notice of public hearing on Global SE was received, having been published in *The St. Augustine Record* on January 11, 2005.

Bruce Ford, Chief Planner, summarized and gave the location of the project.

(11:20 a.m.) Ed Paucek, 970 Irma Way, representing the owner, spoke on being complimented on bringing this area back up to speed. (11:21 a.m.) **Motion by Rich, seconded by Bryant, carried 5/0, to enact Ordinance No. 2005-6, known as REZ 2004-30, Global S.E. 1.83, adopting Findings of Fact 1 through 4 to support the motion.**

ORDINANCE NO. 2005-6

AN ORDINANCE OF THE COUNTY OF ST. JOHNS,
STATE OF FLORIDA, REZONING LANDS AS

DESCRIBED HEREINAFTER FROM THE PRESENT ZONING CLASSIFICATION OF COMMERCIAL HIGHWAY & TOURIST (CHT) TO COMMERCIAL INTENSIVE (CI); MAKING FINDINGS OF FACT; REQUIRING RECORDATION; AND PROVIDING AN EFFECTIVE DATE

(01/26/05 - 11 - 11:21 a.m.)

[Click here to listen to the audio for this item.](#)

6. PUBLIC HEARING - REZ 2004-27, COOKSEY'S CAMPING RESORT ADDITION - THIS REQUEST SEEKS TO REZONE 9.637 ACRES FROM OPEN RURAL (OR) TO COMMERCIAL, HIGHWAY, TOURIST (CHT) IN ORDER TO EXPAND THE EXISTING 50 SITE RV CAMPGROUND BY AN ADDITIONAL 50 SITES FOR A TOTAL OF 100 SITES. THE PARCEL IS LOCATED ON THE SOUTH SIDE OF S.R. 16, APPROXIMATELY A ½ MILE WEST OF FOUR MILE ROAD. THE PROPERTY IS LOCATED IN THE MIXED USE LAND USE DISTRICT, AS DEPICTED ON THE FUTURE LAND USE MAP. POLICY A.1.9.8 OF THE 2015 COMPREHENSIVE PLAN REQUIRES BUFFERS AROUND DEVELOPMENTS WITHIN THE MIXED USE DISTRICT TO PROVIDE FOR COMPATIBILITY WITH ADJACENT USES. THE EXISTING CAMPGROUND IS SERVED WITH CENTRAL WATER/SEWER BY ST. JOHNS COUNTY UTILITIES, AS WILL THE EXPANSION AREA. THE PLANNING AND ZONING AGENCY RECOMMENDED APPROVAL OF THIS REQUEST BY A VOTE OF 6 TO 0 AT THEIR DECEMBER 16, 2004, MEETING

Proof of publication of the notice of public hearing on Cooksey's Camping Resort Addition was received, having been published in *The St. Augustine Record* on January 11, 2005.

Ford reviewed this item. Stern spoke on concurrency being issued for only 16 units and the applicant was asking for 50 more units. Ford replied that they could do 16 campsites without having to revisit their concurrency certificate, but once they were ready to go with the additional campsites, they would have to revisit the concurrency. (11:23 a.m.) **Motion by Rich, seconded by Bryant, to enact Ordinance 2005-7, known as REZ 2004-27, Cooksey's Camping Resort Addition, adopting Findings of Fact 1 through 4 to support the motion with the following restriction that small project provisions apply, in accordance with Staff recommendations, pending a final certificate of concurrency for the remainder of the sites demonstrating adequate capacity for the completion of the project.** McCormack recommended after hearing from Staff and the applicant, to see if there was any public comment before voting on the motion. Maguire asked if the additional capacity needed to be added in the motion. **Rich modified his motion to exclude the restriction that he had added earlier. The second accepted.**

(11:26 a.m.) Karen Taylor, 3070 Harbor Drive, representing the applicant, explained that he would go back for concurrency as soon as there was any available capacity for the additional sites. **The motion carried 5/0.**

(11:27 a.m.) Ed Cooksey, the applicant, gave the history of the campground and explained why he wanted to put in for all the campsites now.

ORDINANCE NO. 2005-7

AN ORDINANCE OF THE COUNTY OF ST. JOHNS, STATE OF FLORIDA, REZONING LANDS AS DESCRIBED HEREINAFTER FROM THE PRESENT ZONING CLASSIFICATION OF OPEN RURAL (OR) TO

**COMMERCIAL, HIGHWAY & TOURIST (CHT);
MAKING FINDINGS OF FACTS; REQUIRING
RECORDATION; AND PROVIDING AN EFFECTIVE
DATE**

The meeting moved to Item 11.

7. PUBLIC HEARING - USP 2004-01 NOCATEE COMPREHENSIVE SIGNAGE PLAN (NOCATEE PUD/DRI)

This item was heard in the afternoon.

8. PUBLIC HEARING - MDP 2004-26 OLD BLUFF ROAD VILLAGE NOCATEE (NOCATEE PUD/DRI)

This item was heard in the afternoon.

9. PUBLIC HEARING - MDP 2004-29 OAK HAMMOCK VILLAGE NOCATEE (NOCATEE PUD/DRI)

This item was heard in the afternoon.

10. CONSIDER MOTION TO ADOPT A RESOLUTION AUTHORIZING THE CHAIRMAN TO SIGN THE COOPERATION AGREEMENT BETWEEN ST. JOHNS COUNTY AND THE ARMY CORPS OF ENGINEERS FOR THE REHABILITATION OF A FEDERAL HURRICANE/SHORE PROTECTION PROJECT AT THE ST. AUGUSTINE BEACHES

This item was heard in the afternoon.

(01/26/05 - 12 - 11:32 a.m.)

[Click here to listen to the audio for this item.](#)

11. PRESENTATION ON HOW THE JACKSONVILLE CITY COUNCIL FUNCTIONS/OPERATES

Maguire spoke on the rapid growth in northeast Florida causing more regional activities between the counties. Daniel Bosanko, County Attorney, entered the meeting.

(11:34 a.m.) Elaine Brown, President of the Jacksonville City Council, brought greetings from Jacksonville. She stated that they were looking at growth and transportation issues. She proposed having an annual retreat with both boards to continue to look at and approach the mutual growth coming their way. Maguire spoke on people living in one county and working in another, transportation, the MPO, regional issues, the Military Affairs and International Development Board, developing relationships between counties. He stated that he liked the idea of a retreat. Stern replied that she liked the idea of a retreat also and spoke on the school system. Stevenson stated that she was also in support of a retreat. Brown stated that they were looking forward to putting the meeting together.

(11:47 a.m.) Maguire stated that they were taking President Brown to lunch. Bosanko mentioned that the media was told that this was a non-business lunch and that no county issues would be discussed.

The meeting recessed at 11:48 a.m. and reconvened at 1:30 p.m. with Maguire, Bryant, Stevenson, Rich, Stern, Lopez, and Deputy Clerk Yvonne King present.

(01/26/05 - 13 - 1:31 p.m.)

[Click here to listen to the audio for this item.](#)

7. PUBLIC HEARING - USP 2004-01, NOCATEE COMPREHENSIVE SIGNAGE PLAN (NOCATEE PUD/DRI) - SECTION 6.2.11 OF THE NOCATEE PUD, ORDINANCE 2002-46, AS AMENDED, PROVIDES ALL SIGNS WILL BE INTEGRATED INTO A UNIFIED DEVELOPMENT PLAN FOR THE PROJECT. THE COMPREHENSIVE SIGNAGE PROGRAM WILL BE IN ADDITION TO THE REQUIREMENTS OF THE LAND DEVELOPMENT CODE (LDC), EXCEPT THOSE DEVIATIONS THAT MAY BE IDENTIFIED IN THE COMPREHENSIVE SIGNAGE PLAN. THIS COMPREHENSIVE SIGNAGE PLAN MUST BE PREPARED AND SUBMITTED TO ST. JOHNS COUNTY AND APPROVED BY THE BOARD OF COUNTY COMMISSIONERS (BCC) BEFORE, OR CONCURRENTLY WITH, THE FIRST MASTER DEVELOPMENT PLAN FOR NOCATEE. THE APPLICANT DOES NOT ENVISION ONE ARCHITECTURAL STYLE FOR NOCATEE, BUT PLANS TO BLEND ARCHITECTURAL STYLES. THEY HAVE PROPOSED A BROAD SIGNAGE FRAMEWORK FOR THE DEVELOPMENT OF THE SEPARATE SIGNAGE PLANS TO BE CREATED AND APPROVED INCREMENTALLY. EACH PLAN WOULD IDENTIFY ITS REQUESTED DEVIATIONS TO THE LDC AND PROVIDE JUSTIFICATION SPECIFIC TO THAT PORTION OF THE SIGN PLAN. THE BCC WOULD THEN CONSIDER EACH DEVIATION ON A PLAN BY PLAN BASIS

Proof of publication of the notice of public hearing on Nocatee Comprehensive Signage Plan was received, having been published in *The St. Augustine Record* on January 11, 2005.

Nicole Cubbedge, Planner III, introduced this item. (1:32 p.m.) Don Fullerton, PHK, provided a Power Point presentation, including: an overview of the master plan, what would be happening within the next few months, the proposed changes to CR 210, Phase 1 roadways, and a summary of the comprehensive signage program. (1:43 p.m.) Cubbedge informed the Board that the PUD required that the signage plan be in place prior to any of the village master development plans being approved. (1:43 p.m.) **Motion by Stern, seconded by Bryant, carried 5/0, to adopt Resolution No. 2005-22, known as USP 2004-01, Nocatee Comprehensive Signage Plan; and adopting the findings of fact to support the motion.**

RESOLUTION NO. 2005-22

A RESOLUTION OF THE COUNTY OF ST. JOHNS,
STATE OF FLORIDA, APPROVING A
COMPREHENSIVE SIGNAGE PLAN (USP) TO THE
NOCATEE PLANNED UNIT DEVELOPMENT;
ORDINANCE NO. 2002-46, AS AMENDED

(01/26/05 - 13 - 1:44 p.m.)

[Click here to listen to the audio for this item.](#)

8. PUBLIC HEARING - MDP 2004-26, OLD BLUFF ROAD VILLAGE NOCATEE (NOCATEE PUD/DRI) - THE NOCATEE PUD PROVIDES THAT A MASTER DEVELOPMENT PLAN (MDP) FOR EACH VILLAGE OR PORTION THEREOF SHALL BE SUBMITTED, REVIEWED AND PROVIDED TO THE PLANNING AND ZONING AGENCY FOR A RECOMMENDATION AND THE BOARD OF COUNTY COMMISSIONERS FOR CONSIDERATION AND APPROVAL. THIS REQUEST SEEKS APPROVAL OF A MASTER DEVELOPMENT PLAN FOR THE OLD BLUFF ROAD VILLAGE, WHICH CONTAINS 795 SINGLE FAMILY UNITS; 101 MULTI-FAMILY UNITS; 10,000 SF OF OFFICE; 10,000 SF OF COMMERCIAL; 31 ACRES OF PARKS AND 263 ACRES OF OPEN SPACE. THIS VILLAGE CONTAINS ONE VILLAGE CENTER. THE TOTAL ACREAGE

OF THIS VILLAGE IS 752.2 ACRES, WITH 287.25 ACRES OF PRESERVED WETLANDS. THE MDP IS CONSISTENT WITH THE FINAL CERTIFICATE OF CONCURRENCY (CONMAJ2002-11). ACCESS WILL BE PROVIDED BY CROSSWATER PARKWAY AND SNOWDEN PARKWAY. THE PLANNING AND ZONING AGENCY HEARD THIS ITEM AT THEIR DECEMBER 2, 2004 MEETING AND RECOMMENDED APPROVAL, SUBJECT TO THE RESOLUTION OF THE SCHOOL ISSUE, WITH A VOTE OF 5-0

Proof of publication of the notice of public hearing on Old Bluff Road Village Nocatee was received, having been published in *The St. Augustine Record* on January 11, 2005.

Nicole Cubbedge, Planner III, explained the request for a master development plan, which included 752.2 acres, of which 287.25 acres were preserved wetlands. The village contains 795 single-family units; 101 multi-family units; 10,000 square feet of office; 10,000 square feet of commercial; 31 acres of parks; and 263 acres of open space. (1:47 p.m.) Shawn Bliss, 13901 Sutton Park Drive, Jacksonville, pointed out the school site on a map.

(1:51 p.m.) Ellen Whitmer, 1178 Natures Hammock Road S., commented in opposition to the master development plan.

(1:52 p.m.) David Wiles, 8220 A1A South, commented in favor of the master development plan.

(1:55 p.m.) Motion by Bryant, seconded by Stern, carried 4/1 with Rich opposed, to adopt Resolution No. 2005-23, known as MDP 2004-26, Old Bluff Road Village Nocatee; and adopting findings of fact 1 through 4 to support the motion.

RESOLUTION NO. 2005-23

A RESOLUTION OF THE COUNTY OF ST. JOHNS, STATE OF FLORIDA, APPROVING A MASTER DEVELOPMENT PLAN (MDP) TO THE NOCATEE PLANNED UNIT DEVELOPMENT NAMED OLD BLUFF ROAD VILLAGE MDP; ORDINANCE NO. 2002-46, AS AMENDED

(01/26/05 - 14 - 1:57 p.m.)

[Click here to listen to the audio for this item.](#)

9. PUBLIC HEARING - MDP 2004-29, OAK HAMMOCK VILLAGE NOCATEE (NOCATEE PUD/DRI) - THE NOCATEE PUD PROVIDES THAT A MASTER DEVELOPMENT PLAN (MDP) FOR EACH VILLAGE, OR PORTION THEREOF SHALL BE SUBMITTED, REVIEWED AND PROVIDED TO THE PLANNING AND ZONING AGENCY FOR A RECOMMENDATION AND THE BOARD OF COUNTY COMMISSIONERS FOR CONSIDERATION AND APPROVAL. THIS REQUEST SEEKS APPROVAL OF A MASTER DEVELOPMENT PLAN FOR THE OAK HAMMOCK VILLAGE, WHICH CONTAINS 1,390 SINGLE FAMILY UNITS; 608 MULTI-FAMILY UNITS; 10,000 SF OF OFFICE; 10,000 SF OF COMMERCIAL; 36 ACRES OF PARKS AND 355.94 ACRES OF OPEN SPACE. THIS VILLAGE CONTAINS TWO VILLAGE CENTERS. THE TOTAL ACREAGE OF THE VILLAGE IS 1,016.97, WITH 238.71 ACRES OF PRESERVED WETLANDS. THE MDP IS CONSISTENT WITH THE FINAL CERTIFICATE OF CONCURRENCY (CONMAJ2002-11). ACCESS WILL BE PROVIDED BY CROSSWATER PARKWAY AND NOCATEE SOUTH PRESERVE ACCESS ROAD. THE PLANNING AND ZONING AGENCY HEARD THIS ITEM AT THEIR DECEMBER 2, 2004 MEETING AND RECOMMENDED APPROVAL,

SUBJECT TO THE RESOLUTION OF THE SCHOOL ISSUE, WITH A VOTE OF 5-0

Proof of publication of the notice of public hearing on Oak Hammock Village Nocatee was received, having been published in *The St. Augustine Record* on January 11, 2005.

Nicole Cubbedge, Planner III, explained the requested master development plan, which contained 1,016.97 acres, with 238.71 acres of preserved wetlands; 1,390 single family units; 608 multi-family units; 10,000 square feet of office; 10,000 square feet of commercial; 36 acres of parks and 355.94 acres of open space. Cubbedge then reviewed the changes to the master development plan, which resulted from the pedestrian and vehicular changes to the school site, as follows: pg 1, Section a, insert prior to the last sentence: "*an optional vehicular connection is shown to the parcel to the west of the Village Center South;*" pg 7, Section h, Roads, insert after the first sentence: "*An optional vehicular connection with the uplands parcel to the west of the Village Center South is also shown;*" and pg 8, 1st bullet, non-vehicular access, insert prior to the last sentence: "*The general location of the pedestrian/bicycle boardwalk access to the parcel to the west of the Village Center South (outside the boundary of the MDP) is shown on the MDP.*" (2:03 p.m.) Rachael Bennett, England, Thims, and Miller, Inc., presented a PowerPoint presentation, which included: a review of the Nocatee PUD Master Plan; an aerial map of Oak Hammock Village; and an aerial map of the master development plan. (2:08 p.m.) **Motion by Stern, seconded by Stevenson, carried 5/0, to adopt Resolution No. 2005-24, known as MDP 2004-29 Oak Hammock Village Nocatee; adopting findings of fact 1 - 4 to support the motion; including the revised master development plan; and adding the text changes that were reviewed by Nicole Cubbedge.**

RESOLUTION NO. 2005-24

A RESOLUTION OF THE COUNTY OF ST. JOHNS, STATE OF FLORIDA, APPROVING A MASTER DEVELOPMENT PLAN (MDP) TO THE NOCATEE PLANNED UNIT DEVELOPMENT NAMED OAK HAMMOCK VILLAGE MDP; ORDINANCE NO. 2002-46, AS AMENDED

(01/26/05 - 15 - 2:11 p.m.)

[Click here to listen to the audio for this item.](#)

10. CONSIDER A MOTION TO ADOPT A RESOLUTION AUTHORIZING THE CHAIRMAN TO SIGN THE COOPERATION AGREEMENT BETWEEN ST. JOHNS COUNTY AND THE ARMY CORPS OF ENGINEERS FOR THE REHABILITATION OF A FEDERAL HURRICANE/SHORE PROTECTION PROJECT AT THE ST. AUGUSTINE BEACHES

Daniel Weimer, Director of Recreation and Parks, explained the proposed resolution. (2:12 p.m.) **Motion by Bryant, seconded by Rich, carried 5/0, to adopt Resolution No. 2005-25, authorizing the Chairman to sign the Cooperation Agreement between St. Johns County and the Army Corps of Engineers for the Rehabilitation of a Federal Hurricane/Shore Protection Project at the St. Augustine Beaches.**

RESOLUTION NO. 2005-25

A RESOLUTION OF THE COUNTY OF ST. JOHNS, STATE OF FLORIDA, AUTHORIZING THE CHAIRMAN TO ENTER INTO A COOPERATION AGREEMENT BY AND BETWEEN ST. JOHNS COUNTY AND THE ARMY CORPS OF ENGINEERS FOR THE RENOURISHMENT OF THE ST. AUGUSTINE BEACHES

11. PRESENTATION ON HOW THE JACKSONVILLE CITY COUNCIL FUNCTIONS/OPERATES

This item was addressed in the morning session of the meeting.

(01/26/05 - 16 - 2:13 p.m.)

[Click here to listen to the audio for this item.](#)

12. FUNDING DISCUSSION FOR JACKSONVILLE AREA LEGAL AID CONTRACT

Doug Timms, Director of the Office of Management and Budget, gave an overview of the funding for JALA. (2:15 p.m.) **Motion by Bryant, seconded by Stern, to transfer sufficient funds from the Juvenile Justice Department to Legal Aid to support the Legal Aid Fund until it has a revenue stream to be self-sufficient.** Discussion followed regarding the transfer amount. (2:16 p.m.) **The motion carried 5/0.**

(01/26/05 - 16 - 2:16 p.m.)

[Click here to listen to the audio for this item.](#)

13. UTILITY ACQUISITION POLICY DISCUSSION

William Young, Utility Director, gave an overview of the St. Johns County Utility Acquisition Policy.

(2:18 p.m.) Robert Huhta, 204 Greencrest Drive, requested that there be no increase in the consumer rate directly attributable to acquisition; then, suggested that acquired utilities should be subject to minimum standards of service and product quality.

(2:22 p.m.) Walter Rohrer, 2315 Club View Court, commented on the revenues derived from utility services.

(2:24 p.m.) Daniel MacDonald, 24501 Deer Trace Drive, commented on the draft policy having no mention of customers.

(2:25 p.m.) David Wiles, 8220 A1A South, commented in favor of having a utility acquisition policy.

(2:28 p.m.) Discussion followed regarding there being no increase in consumer rates directly attributable to acquisition; establishing cost-effective blended rate structures at the outset of a utility acquisition and in the future; whether to delete paragraph "C" in the policy; and having multiple enterprise funds.

(3:17 p.m.) Sid Ansbacher, 780 N. Ponce de Leon Blvd., commented on disparity in rates.

(3:23 p.m.) *It was the consensus of the Board to direct Staff to bring back the acquisition policy, in the form of a resolution, on a subsequent Consent Agenda, and meet with the County Attorney on the final language regarding no increase in rates directly attributable to the acquisition.*

The meeting recessed at 3:24 p.m. and reconvened at 3:38 p.m.

(01/26/05 - 16 - 3:38 p.m.)

[Click here to listen to the audio for this item.](#)

14. CONSIDER AN APPOINTMENT TO THE NORTHEAST FLORIDA REGIONAL PLANNING COUNCIL

Maguire aired that the St. Augustine City Commission voted to nominate Donald Crichlow as their representative to the Northeast Florida Regional Planning Council.

(3:39 p.m.) **Motion by Maguire, seconded by Stern, to appoint City of St. Augustine Commissioner Donald A. Crichlow to the Northeast Florida Regional Planning Council, with the term expiring November 30, 2007.** Discussion followed on appointments to this Council. (3:42 p.m.) **The motion carried 5/0.**

(01/26/05 - 17 - 3:42 p.m.)

[Click here to listen to the audio for this item.](#)

15a. RESOLUTION CHANGING RULES/POLICIES OF THE BCC REGARDING VOLUNTEERS WORKING IN THE OFFICE OF THE COUNTY COMMISSION

Rich read an introduction to the proposed resolution; then, read the proposed resolution. (3:54 p.m.) **Motion by Rich, seconded by Maguire, to adopt Resolution No. 2005-26.** (3:55 p.m.) Stern shared her experiences in working with and coordinating volunteer programs. (4:02 p.m.) **Motion failed 1/4, with Bryant, Maguire, Stern, and Stevenson opposed.**

(01/26/05 - 17 - 4:03 p.m.)

[Click here to listen to the audio for this item.](#)

15. WORKSHOP - THE HEALTH & HUMAN SERVICES ADVISORY COUNCIL REQUESTED A WORKSHOP BE HELD TO DISCUSS A NUMBER OF ISSUES. THE CONTENT OF THE WORKSHOP WILL INCLUDE: THE HHSAC'S ROLE, HHSAC PRIORITIES FOR FY 2005-2006, THE TRANSITION TO THE "PARTNERING FOR RESULTS REQUEST FOR PROPOSAL" FOR FY 2005-2006, PRIMARY CARE, THE CLINICS AND THE LEVEL OF COMMUNITY HEALTH SUPPORT FROM THE BOARD OF COUNTY COMMISSIONERS. ANNUALLY, THE HEALTH & HUMAN SERVICES ADVISORY COUNCIL RESEARCHES AND REVIEWS THE NEEDS OF THE COUNTY, PRIORITIZES AND RECOMMENDS THOSE ESTABLISHED PRIORITIES TO THE BOARD OF COUNTY COMMISSIONERS. THE HHSAC REQUESTS THE BOCC TO ADOPT THOSE PRIORITIES AND THE "PARTNERING FOR RESULTS REQUEST FOR PROPOSAL" PROCESS FOR FY 2005-2006

Max Wilson, Chairman of the Health and Human Services Advisory Council, introduced Council Members Lynn Brueski and Cleo Palmer and then gave a PowerPoint presentation that included the recommended priorities for County HHS funding; innovations regarding the Specific Needs contracts; the transformation of the application process to the Request For Proposal (RFP) system and recommendations for the Primary Health Care situation in St. Johns County (Exhibit A). (4:10 p.m.) Maguire asked how the HHSAC determined the percentage of funding for each item and Wilson explained that it was a lengthy process that started with the broad distribution of the budget by category group; specific needs within an area were identified and then more specific decisions about what proportion of the budget should be allocated to the specific areas were made. (4:13 p.m.) Bryant asked about the Elderly Assistance program and Wilson answered that the center-based Elderly Assistance Program, Assisted Living, Daily Activities, and Therapeutic Programs would be covered within the requested amount but that Meals on Wheels would be better covered under Food Assistance programs. Wilson mentioned that many of the existing programs geared towards the elderly were currently being funded with a match from the County. (4:14 p.m.) Maguire requested clarification of the Emergency Assistance Program and Wilson answered that it included providing assistance to individuals who were in extreme financial crisis and needed assistance with utilities and related services. Wilson introduced Ellen Walden provider of immediate Staff support to the HHSAC. Maguire mentioned that there were numerous private organizations providing emergency assistance and asked why the HHSAC had addressed the issue. Wilson explained that the Community Needs Assessment had identified problems with the contracts that existed and all contracts would be reviewed annually. (4:17 p.m.) Stern asked if Adult Day Care funding would be included in the Elderly Assistance category and Walden

explained that the Elderly Programs required a local match from the County. (4:21p.m.) Wilson explained the RFP evaluation process. (4:24 p.m.) Stevenson asked for more information regarding the Community Needs Assessment and Wilson deferred to Dr. Maria Colavito who then provided the Commissioners with literature (Exhibit B) that explained the CBC program. Stevenson requested additional information from the HHSAC before she could make any decisions and Adams answered that there would be many opportunities to learn more about the programs as this was the first step in the budgeting process and Stern concurred. (4:29 p.m.) Maguire asked about the procedure relating to funding matches from private entities as well as the government and Wilson explained that workshops regarding funding are held annually. He reviewed the HHSAC FY 2006 budget recommendations for HHS; gave a brief overview of funding needs for the Independent Agencies and offered recommendations regarding the Primary Care Clinics in St. Johns County. He said that the HHSAC advised the BCC to renew the contract with the current Primary Care Provider through the remainder of the fiscal year and said that the BCC needed to determine whether the provider would be Medical Specialists or the Patient Care Health Network (PCHN). He recommended that the BCC not extend the current contract more than the remainder of the fiscal year. (4:35 p.m.) Bryant announced that the BCC was in contact with a husband and wife physician team currently working in Jacksonville who expressed interested in working in St. Johns County in a primary care clinic setting. Wilson said that the Council would like to see some type of performance measure associated with the funds received from the County included into the contractual conditions of any Primary Care Clinic within the County. (4:39 p.m.) Stern spoke in support of providing primary care in different locations throughout the County. Discussion relating to primary services ensued. (4:47 p.m.) Walden asked for Board Direction regarding the provision for a funding amount so that the Council could advertise on January 31, 2005. She explained that the advertisement would indicate that funding was contingent upon the final approved annual budget. (4:48 p.m.) Maguire suggested using the same funding as last year until more information has been provided to the Commission. He questioned funding breakdowns, small grant programs and unrelated program inclusions and requested the total revenue requested by each agency. (4:52 p.m.) Walden said that as the County moved towards the CBC model there would be more agencies partnering to obtain grant funding. *It was the consensus of the board that last years numbers be used to determine the budget for next year.* (4:53 p.m.) Stern thanked the HHSAC for their participation and hard work. (4:55 p.m.) Hunt explained the motion to extend the funding for the Hastings Clinic. (4:56p.m.) **Motion by Stern, seconded by Bryant, carried 5/0, to direct the County Administrator to place an item for BCC consideration on its agenda for the first meeting in February 2005, for the Hastings Clinic contract.**

16. *This item number was inadvertently skipped.*

(01/26/05 - 18 - 4:56 p.m.)

[Click here to listen to the audio for this item.](#)

17. RESOLUTION FOR PLAT APPROVAL OF BARTRAM DOWNS, UNIT THREE

Kathy Nielsen, Application Review Coordinator, stated that a miscommunication at the Staff level regarding the Mylar's had caused Items 17 and 18 to be continued to today's meeting. She said that she was not aware that the Mylar's were in-house when she pulled the items for the agenda. She said that there were no changes to either request and that Staff recommended approval. (4:57 p.m.) Stern questioned the provision of the well and septic and asked the proximity of the St. Johns County Utility to the project and Nielsen answered that the County Ordinance stated that if the project was located within a half mile of the utility, they would have to connect, but that this project was out of range. (4:58 p.m.) **Motion by Bryant, seconded by Stern, carried 5/0, to adopt Resolution No. 2005-26, approving a Final Plat for Bartram Downs Unit Three.**

RESOLUTION NO. 2005-26

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS, OF ST. JOHNS COUNTY, FLORIDA, APPROVING A SUBDIVISION PLAT FOR BARTRAM DOWNS UNIT THREE

(01/26/05 - 19 - 4:59 p.m.)

[Click here to listen to the audio for this item.](#)

18. RESOLUTION FOR PLAT APPROVAL OF KENSINGTON, UNIT ONE

(4:59 p.m.) Motion by Stern, seconded by Bryant, carried 5/0, to adopt Resolution No. 2005- 27, approving a Final Plat for Kensington Unit One.

RESOLUTION NO. 2005-27

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS, OF ST. JOHNS COUNTY, FLORIDA, APPROVING A SUBDIVISION PLAT FOR KENSINGTON UNIT ONE

(01/26/05 - 19 - 5:00 p.m.)

[Click here to listen to the audio for this item.](#)

COMMISSIONERS' REPORTS

Commissioner Stern

Stern gave kudos to the AAA Auto Club for providing free rides for people needing rides home from any of the Super Bowl festivities.

She requested that the meeting to discuss Impact Fees be scheduled after the School Board met and asked for further discussion relating to the Impact Fees affects on affordable housing.

(5:02 p.m.)

Commissioner Maguire

Maguire thanked Glenn Hastings and his Crew from the St. Johns County Mowing Department and the County's Employee Support Network and other County employees and family members who had volunteered to work the February 5, 2005 Taste of the National Football League and announced that the tickets were \$400.00 a piece.

He requested the BCC meetings be moved back to Tuesday because he has heard complaints from residents and Staff and asked Adams to meet with each commissioner to determine their position on the change. He was not opposed to maintaining the bi-weekly meeting.

He requested that Adams follow up on a letter that was to be drafted by the Sheriff regarding the "No Drinking and Driving", extended service hours for local bars and restaurants and AAA providing transportation, during Super Bowl week for advertisements on the Government Channel and in the Record and Adams said that he would follow up with Sheriff Shoar. He encouraged everyone to prepare for the Super Bowl by cleaning up their yards and neighborhoods and reminded everyone to be courteous to visitors and to not drink and drive. Adams suggested that the Road and Bridge Department could assist in picking up and hauling off any large and distasteful items in time for the Super Bowl.

He asked for an update on the proposed Bingo modification.

(5:05 p.m.)

Commissioner Bryant

No report.

(5:05 p.m.)

Commissioner Rich

Rich asked for an update regarding the light system in the auditorium and Adams answered that Staff was still looking into it, that it would be costly and that the whole auditorium needed to be revamped and requested additional time to gather the information. He promised to present his findings to the BCC at a future meeting date.

(5:06 p.m.)

Commissioner Stevenson

Stevenson asked for clarifications on Board procedures and Bosanko said that he would meet with her to discuss the procedures and stated that "Roberts Rules of Order" did not bind the County because they had their own detailed rules. She asked legal if all of the liability issues had been addressed regarding volunteers and Bosanko answered that liability was a matter of Board judgment. She asked if the volunteers had badges and Bosanko answered that some did and some did not and that rules regarding volunteers had been issued by the County Administrator and that they met the minimum legal requirement and that they did not require board direction to take action. Adams stated that volunteers were not required to wear a badge. Stevenson requested that volunteers be recognized for their service and said that badges would make them easier to identify. (5:10 p.m.) Stern agreed that the volunteers should be provided with special badges and asked Adams to look into providing them.

(5:11 p.m.) Stevenson said that the TPC and County were working with JEA to clean up the sewer lines along Ponte Vedra Boulevard.

She asked for an update on the Lake CDD meeting and Adams asked for Board direction. Bosanko asked the Board to decide whether or not to hold a special meeting. Maguire asked Stevenson to decide if a special meeting was needed and she said that it was. (5:14 p.m.) *It was the consensus of the Board to hold a special meeting on March 2, 2005 at 9:00 a.m. in the County Auditorium.*

(01/26/05 - 20 - 5:14 p.m.)

COUNTY ADMINISTRATOR'S REPORT

No report.

(01/26/05 - 20 - 5:14 p.m.)

COUNTY ATTORNEY'S REPORT

No Report.

(01/26/05 - 20 - 5:14 p.m.)

CLERK OF COURT'S REPORT

No report.

Motion by Rich, 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 5:14 p.m.

REPORTS:

1. St. Johns Board of County Commissioners Check Register; approving checks 362662 through 362695; totaling \$47,992.06 (01/20/05)
2. St. Johns Board of County Commissioners Check Register; approving checks 362696 through 363288; totaling \$2,114,876.84 (01/26/05)

CORRESPONDENCE:

1. Letter to Jean Mangu, Esquire, regarding the Interlocal Agreement regarding the St. Johns County Community Redevelopment Agency (01/19/05)
2. Letter to Michael Figgins, regarding the contract with Jacksonville Area Legal Aid, Inc. (01/19/05)

Approved February 23, 2005

BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA

By: Bruce A. Maguire
Bruce A. Maguire, Chairman

ATTEST: CHERYL STRICKLAND, CLERK

By: Wonne King
Deputy Clerk