

**MINUTES OF MEETING
BOARD OF COUNTY COMMISSIONERS
ST. JOHNS COUNTY, FLORIDA
APRIL 19, 2006 - 9:00 A.M.**

Proceedings of a special meeting of the Board of County Commissioners of St. Johns County, Florida, held in the auditorium at the County Administration Building, 4020 Lewis Speedway (County Road 16-A) and US 1 North, St. Augustine, Florida.

Proof of publication of a special meeting of the SJC Board of County Commissioners was received, having been published in *The St. Augustine Record* on April 11, 2006.

Present were: Cyndi Stevenson, District 1, Vice Chair
 Ben Rich, District 3
 Bruce A. Maguire, District 4
 Ben W. Adams, Jr., County Administrator
 Isabelle Lopez, Senior Assistant County Attorney
 Robin Platt, Deputy Clerk

Absent were: James E. Bryant, District 5, Chairman
 Karen R. Stern, District 2

(04/19/06 - 1 - 9:07 a.m.)
Stevenson called the meeting to order.

(04/19/06 - 1 - 9:07 a.m.)
ROLL CALL

Stevenson, Maguire and Rich were present; Bryant and Stern were not present.

(04/19/06 - 1 - 9:07 a.m.)
Rich gave the invocation; and Stevenson led the Pledge of Allegiance.

(04/19/06 - 1 - 9:09 a.m.)
ADDITIONS/DELETIONS TO SPECIAL MEETING AGENDA

Maguire requested that the street lighting presentation that was deferred from the April 18th meeting be first on the agenda (Item A1), followed by Item 6, then Item 2, then the remainder of the agenda.

(04/19/06 - 1 - 9:11 a.m.)
APPROVAL OF SPECIAL MEETING AGENDA

Motion by Rich, seconded by Maguire, carried 3/0 with Bryant and Stern absent, to approve the Special Meeting Agenda, as amended.

(04/19/06 - 1 - 9:11 a.m.)
A1. STREET LIGHTING PRESENTATION

Joe Stephenson, Public Works Director, gave an overview of the County's street lighting, via PowerPoint, including: recent requests for new lighting, the current lighting network, special programs and agreements with the FDOT and JEA, and the costs for maintenance and energy. He explained that he needed to address some policy issues, i.e. what constituted a legitimate request, funding sources, and distributing the workload. Stephenson outlined his recommendations, and stated that he would bring

his recommendations back, in the form of a formal policy, to the Board for its approval on a future consent agenda.

(9:32 a.m.) There was discussion regarding the order of the agenda: It was decided that Item 6 was to be heard at 10:30 a.m.

(04/19/06 - 2 - 9:36 a.m.)

1. PUBLIC HEARING - TRANSMITTAL HEARING FOR FILE # COMPAMD-2006-03, NORTH RIDGE PROPERTIES - FILE NO. COMPAMD-2006-03, KNOWN AS NORTH RIDGE PROPERTIES, IS A PROPOSED AMENDMENT TO THE 2015 COMPREHENSIVE PLAN TO CHANGE THE FUTURE LAND USE MAP FROM RURAL SILVICULTURE TO RESIDENTIAL DENSITY - C, ADDITION OF A TEXTUAL AMENDMENT TO THE FUTURE LAND USE ELEMENT GOALS OBJECTIVES AND POLICIES (GOP), COMMITTING TO A CAP OF 400 DWELLING UNITS AND 60,000 SQUARE FEET OF EITHER NEIGHBORHOOD COMMERCIAL OR COMMUNITY COMMERCIAL AND TO AMEND THE FIVE-YEAR CAPITAL IMPROVEMENTS SCHEDULE OF THE CAPITAL IMPROVEMENTS ELEMENT. THIS REQUEST CONSTITUTES A "REGULAR" COMPREHENSIVE PLAN AMENDMENT UNDER THE TWICE-YEARLY CYCLE. AT THIS TIME, APPROVAL BY THE BOARD OF COUNTY COMMISSIONERS TO TRANSMIT THIS REQUEST TO THE FLORIDA DEPARTMENT OF COMMUNITY AFFAIRS (DCA) WOULD THEN ALLOW THE CASE TO BE SCHEDULED FOR AN ADOPTION HEARING AT A FUTURE DATE, POSSIBLY IN THE THIRD QUARTER OF 2006. THIS REQUEST IS SCHEDULED FOR REVIEW BY THE PZA ON APRIL 6, 2006 THEIR RECOMMENDATION WILL BE PRESENTED TO THE BCC ON APRIL 19, 2006

Proof of publication for the North Ridge Properties public hearing was received, having been published in *The St. Augustine Record* on March 20, 2006.

Vicki Renna, Principal Planner, presented the details of this item, stating that Staff recommended denial of this item due to the future construction of the 9B Extension and due to the fact that the request was inconsistent with the County's 2010-2015 Comprehensive Plan, as well as the State's Comprehensive Plan. (9:38 a.m.) Commissioner Stern entered the meeting. Rich addressed the lack of findings of fact to deny this request in his agenda packet.

(9:42 a.m.) Teresa Bishop, Planning Director, explained that findings of fact to deny an application needed to be made by the Board, not Staff; discussion ensued. (9:43 a.m.) Adams left the meeting.

(9:49 a.m.) James Bennett, FDOT, addressed the six alternatives (Exhibit A) for the State Road 9B Extension, and explained that a public workshop was scheduled for May 23rd at the World Golf Village at 5:00 p.m. He explained that after they received public input and completed their studies, they would send a recommendation to the Federal Highway Administration for approval, which is an important step in receiving federal funds for the project. He stated that one of their main concerns was the location of the interchanges. He also stated that the extension would cross this property, and that any changes to the classification of the property could have an effect on the 9B Extension.

(9:58 a.m.) Stern questioned the impact of changing the land use while the DOT was trying to plan the construction of 9-B. Bennett explained that the long-term implications were increased costs and delays in building the project. (10:02 a.m.) Maguire did not support transmitting this item, based on the density and the right-of-way.

(10:04 a.m.) **Motion by Maguire, seconded by Rich, carried 4/0 with Bryant absent, to continue this item until after the next two items.**

The Board then addressed Item No. 2.

(2:46 p.m.) Subsequently, John Metcalf, 245 Riverside Ave., Jacksonville, representing Northridge Properties of St. Johns County, LLC, addressed the surrounding land uses. (2:56 p.m.) Jeff Buckholz, Buckholz Traffic, 3585 Kori Road, Jacksonville, representing Barry Ansbacher and Terrell Arline, two attorneys working for some citizens in the area, addressed transportation. (2:59 p.m.) Metcalf responded to the comments of Buckholz. (3:07 p.m.) **Motion by Rich, seconded by Maguire, carried 4/0 with Bryant absent, to deny transmittal of File #COMPAMD-2006-03, for North Ridge Properties, in which case, an adoption hearing would not be scheduled at a future date.**

The meeting recessed at 3:09 p.m. and reconvened at 3:19 p.m.

(04/19/06 - 3 - 10:05 p.m.)

2. PUBLIC HEARING - TRANSMITTAL HEARING FOR FILE # COMPAMD-2006-04, GEVINS BEND FILE: # COMPAMD-2006-04, KNOWN AS GEVINS BEND, IS A PROPOSED AMENDMENT TO THE 2015 COMPREHENSIVE PLAN TO CHANGE THE FUTURE LAND USE MAP FROM RURAL SILVICULTURE TO RESIDENTIAL DENSITY - C, ADDITION OF A TEXTUAL AMENDMENT TO THE FUTURE LAND USE ELEMENT GOALS OBJECTIVES AND POLICIES (GOP) COMMITTING TO A CAP OF 900 DWELLING UNITS AND TO AMEND THE FIVE-YEAR CAPITAL IMPROVEMENTS SCHEDULE OF THE CAPITAL IMPROVEMENTS ELEMENT. THIS REQUEST CONSTITUTES A "REGULAR" COMPREHENSIVE PLAN AMENDMENT UNDER THE TWICE-YEARLY CYCLE. AT THIS TIME, APPROVAL BY THE BOARD OF COUNTY COMMISSIONERS TO TRANSMIT THIS REQUEST TO THE FLORIDA DEPARTMENT OF COMMUNITY AFFAIRS (DCA) WOULD THEN ALLOW THE CASE TO BE SCHEDULED FOR AN ADOPTION HEARING AT A FUTURE DATE, POSSIBLY IN THE THIRD QUARTER OF 2006. THIS REQUEST IS SCHEDULED FOR REVIEW BY THE PZA ON APRIL 6, 2006. THEIR RECOMMENDATION WILL BE PRESENTED TO THE BCC ON APRIL 19, 2006

Proof of publication for the Gevins Bend public hearing was received, having been published in *The St. Augustine Record* on March 20, 2006.

Vicki Renna, Principal Planner, presented this item, and stated that Staff was recommending denial, as the transportation/road issues and the developer's agreement had not been addressed; discussion followed.

(10:13 a.m.) Maguire recused himself from this item, as his brother was the seller of the property.

(10:14 a.m.) George McClure, 81 King St., Suite A, representing the applicant, reviewed the history, the boundaries, and the current zoning of the property, as well as other Comprehensive Plan amendments in the area that were pending with the DCA, via PowerPoint display. He also spoke on transportation/infrastructure and funding; agreements and meetings with the surrounding residents; and a proposed school or community center in Elwood.

(10:35 a.m.) Stern disclosed having ex parte communication with McClure and his clients. She stated that even though there had been discussions with the surrounding communities, more work still needed to be done. McClure explained that they were addressing the issues in the developer's agreements.

The meeting recessed at 10:41 a.m., and reconvened at 10:51 a.m., with the Board addressing Item 6 next.

(10:52 a.m.) **Motion by Maguire, seconded by Stern, carried 4/0 with Bryant absent, to continue Item No. 2, until called back by the Chair.** The Board then addressed Item No. 6.

The meeting reconvened at 1:51 p.m. with Stevenson, Maguire, Stern, Rich, Lopez and Deputy Clerk Yvonne King present. Bryant was absent.

(1:51 p.m.) Subsequently, the Board returned to Agenda Item #2.

(1:55 p.m.) Barb Campbell, 8215 B Hardwood Landing Road, commented in opposition to the Gevins Bend development.

(1:56 p.m.) Douglas Raggins, 7061 1st Street, commented in opposition to the Gevins Bend development.

(2:00 p.m.) Marc P. Sokolay, 8461 Hardwood Landing Road, requested the Collier Road entrance not be opened.

(2:01 p.m.) Dwaine Mack, 8281 Hardwood Landing Road, requested the development be developed as an equestrian type community.

(2:03 p.m.) Todd Barnett, 8261 Hardwood Landing Road, commented in opposition to the Gevins Bend development.

(2:06 p.m.) Vicki Wiseman, 7130 2nd Street, Elwood, commented in opposition to the Gevins Bend development.

(2:11 p.m.) Willie Jean Devlin, 7012 1st Street, Elwood, commented in opposition to the Gevins Bend development.

(2:13 p.m.) Tracy Considine, 6700 Collier Road, commented in opposition to the Gevins Bend development.

(2:22 p.m.) McClure addressed access to the creek, water quality standards, drainage, the school issue, buffers, and a non-access buffer between Hardwood Landing and Collier Road. Discussion followed regarding density and buffers. (2:44 p.m.) **Motion by Rich, seconded by Stern, carried 3/0 with Maguire abstaining and Bryant absent, to deny transmittal of File #COMPAMD-2006-04, for Gevins Bend, in which case an adoption hearing will not be scheduled at a future date.**

(04/19/06 - 4 - 3:19 p.m.)

3. PUBLIC HEARING - TRANSMITTAL HEARING FOR APPLICATION NO. COMPAMD-2006-01, WELLS FARM RURAL CENTER DISTRICT - APPLICATION #COMPAMD-2006-01, KNOWN AS WELLS FARM RURAL CENTER DISTRICT, IS A PROPOSED AMENDMENT TO THE 2015 COMPREHENSIVE PLAN TO CHANGE THE FUTURE LAND USE MAP (FLUM) AND THE GOALS, OBJECTIVES AND POLICIES DOCUMENT OF

THE 2015 COMPREHENSIVE PLAN, AS FOLLOWS: ADD TO THE FUTURE LAND USE ELEMENT A RURAL CENTER DISTRICT (RCD) FLUM DESIGNATION, INCLUDING POLICIES ESTABLISHING DEVELOPMENT STANDARDS FOR THE RURAL CENTER DISTRICT, AND POLICIES TO LIMIT THE DENSITY AND INTENSITY; CHANGE THE FUTURE LAND USE MAP DESIGNATION FROM AGRICULTURAL-INTENSIVE (A-I) AND RURAL SILVICULTURE (R/S) TO RURAL CENTER DISTRICT (RCD) FOR PROPERTY KNOWN AS WELLS FARM, LOCATED ON COUNTY ROAD 13, JOE ASHTON ROAD, AND COUNTY ROAD 208; CHANGE THE CAPITAL IMPROVEMENTS ELEMENT TO INCLUDE PROPOSED PUBLIC IMPROVEMENTS NEEDED TO SUPPORT THE FLUM AMENDMENT ON THE WELLS FARM PROPERTY. THIS REQUEST CONSTITUTES A "REGULAR" COMPREHENSIVE PLAN AMENDMENT UNDER THE TWICE-YEARLY CYCLE. AT THIS TIME, APPROVAL BY THE BOARD OF COUNTY COMMISSIONERS TO TRANSMIT THIS REQUEST TO THE FLORIDA DEPARTMENT OF COMMUNITY AFFAIRS (DCA) WOULD THEN ALLOW THE CASE TO BE SCHEDULED FOR AN ADOPTION HEARING AT A FUTURE DATE, POSSIBLY IN THE THIRD QUARTER OF 2006. AT ITS MEETING ON APRIL 6TH, THE PLANNING & ZONING AGENCY (PZA) UNANIMOUSLY RECOMMENDED TO THE BCC APPROVAL TO TRANSMIT TO THE FLORIDA DEPARTMENT OF COMMUNITY AFFAIRS AND OTHER APPLICABLE AGENCIES

Proof of publication for the Wells Farm public hearing was received, having been published in *The St. Augustine Record* on March 20, 2006.

Donna Godfrey, Senior Planner, explained the proposed amendment to the 2015 Comprehensive Plan to change the Future Land Use Map and the Goals, Objectives, and Policies Document of the Comprehensive Plan. (3:24 p.m.) Lynn Pappas, 245 Riverside Avenue, Suite 400, Jacksonville, representing the applicant, addressed density. (3:26 p.m.) Jim Sellen, of Miller, Sellen, Connor, and Walsh, 4500 Broad Street, Orlando, made a Power Point presentation, which included: the definition of a Rural Center; the key components of a Rural Center District; how a Rural Center District is applied; and the size and location of the property. Discussion followed regarding the zoning, density, transportation issues, and phasing of the project. (4:02 p.m.) **Motion by Stern, seconded by Maguire, carried 4/0 with Bryant absent, to transmit application #COMPAMD-2006-01, known as Wells Farm Rural Center District, to the Florida Department of Community Affairs and other applicable agencies, to obtain review of this proposed amendment to the 2015 Comprehensive Plan to: Add a Rural Center District (RCD) FLUM Designation, including policies establishing development standards for the Rural Center District, and policies to limit the density and intensity, for application in the Northwest Sector area and other areas of the County, which have adopted vision or sector plans; Change the Future Land Use Map Designation from Agricultural-Intensive (A-I) and Rural Silviculture (R/S) to Rural Center District (RCD) for property known as Wells Farm, located on County Road 13, Joe Ashton Road, and County Road 208, near the communities of Picolata, Palmo, Wards Creek, St. Johns DRI, and Bakersville; and change the Capital Improvement Element to include public improvements required to serve the proposed development on the Wells Farm property, in which case an adoption hearing would be scheduled at a future date.**

(04/19/06 - 6 - 4:04 p.m.)

4. PUBLIC HEARING - TRANSMITTAL HEARING FOR APPLICATION NO. COMPAMD-2005-10, H.E. WOLFE TRUST - APPLICATION NO. COMPAMD-2005-10, KNOWN AS H.E. WOLFE TRUST, IS A PROPOSED AMENDMENT TO THE 2015 COMPREHENSIVE PLAN TO CHANGE THE FUTURE LAND USE MAP FROM RURAL SILVICULTURE TO 253.43 ACRES IN RESIDENTIAL DENSITY - C AND TO 56.64 ACRES IN CONSERVATION (CV); ADD A NEW POLICY TO THE FUTURE LAND USE ELEMENT TO PROVIDE SITE-SPECIFIC LIMITATIONS ON THE DENSITY AND INTENSITY OF DEVELOPMENT; AND AMEND THE FIVE-YEAR CAPITAL IMPROVEMENTS SCHEDULE OF THE CAPITAL IMPROVEMENTS ELEMENT TO INCLUDE PUBLIC FACILITIES REQUIRED TO SERVE THE PROPOSED DEVELOPMENT. THIS REQUEST CONSTITUTES A "REGULAR" COMPREHENSIVE PLAN AMENDMENT UNDER THE TWICE-YEARLY CYCLE. AT THIS TIME, APPROVAL BY THE BOARD OF COUNTY COMMISSIONERS TO TRANSMIT THIS REQUEST TO THE FLORIDA DEPARTMENT OF COMMUNITY AFFAIRS (DCA) WOULD THEN ALLOW THE CASE TO BE SCHEDULED FOR AN ADOPTION HEARING AT A FUTURE DATE, POSSIBLY IN THE THIRD QUARTER OF 2006. AT ITS MEETING ON APRIL 6TH, THE PLANNING & ZONING AGENCY (PZA) UNANIMOUSLY RECOMMENDED TO THE BCC APPROVAL TO TRANSMIT TO THE FLORIDA DEPARTMENT OF COMMUNITY AFFAIRS AND OTHER APPLICABLE AGENCIES

Proof of publication for the H. E. Wolfe Trust public hearing was received, having been published in *The St. Augustine Record* on March 20, 2006.

Donna Godfrey, Senior Planner, explained the proposed amendment to the 2015 Comprehensive Plan to change the FLUM from Rural Silviculture to 253.43 acres in Residential Density C and to 56.64 acres in Conservation. (4:08 p.m.) Gary Davenport, 5337 Soundview Avenue, gave a PowerPoint presentation, which addressed: the project history, a decreased residential density, the residential and conservation land usage, increased contribution to road improvements, and water & sewer improvements.

(4:16 p.m.) Deputy Clerk Yvonne King entered the meeting, and Deputy Clerk Robin Platt left the meeting.

(4:17 p.m.) Jarrett Motes, 4700 N. Francis Rd., representing 31 adjacent property owners and residents, reviewed the concessions that have been made regarding setbacks, double left turn lanes onto International Golf Parkway, longer stacking lanes, added traffic light, and landscaping.

(4:34 p.m.) Ned Ross, 4675 Wolfe Rd., commented in favor of the project.

(4:44 p.m.) Motion by Stern, seconded by Rich, carried 4/0 with Bryant absent, to transmit application File No. COMPAMD 2005-10 for H.E. Wolfe Trust to the Florida Department of Community Affairs and other applicable agencies to obtain additional review of this proposed amendment to the 2015 Comprehensive Plan to change the Future Land Use Map designation from Rural Silviculture to 253.43 acres in Residential Density-C and to 56.64 acres in Conservation (CV); (2) to add a new policy to the Future Land Use Element to provide site-specific limitations on the density and intensity of development; and to amend the Five Year Capital Improvement Schedule of the Capital Improvements Element to include public facilities required to serve the proposed development, in which case an adoption hearing would be scheduled at a future date, and to annotate the concerns of staff.

(4:46 p.m.) Maguire left the meeting.

(04/19/06 - 7 - 4:47 p.m.)

5. PUBLIC HEARING - TRANSMITTAL HEARING FOR FILE NO. ACPA 2006-01, AMENDING THE RECREATION AND OPEN SPACE GOALS, OBJECTIVES AND POLICIES - THIS IS A PROPOSED COUNTY INITIATED COMPREHENSIVE PLAN AMENDMENT TO REVISE THE RECREATION GOALS, OBJECTIVES AND POLICIES IN ACCORDANCE WITH THE RECENTLY ADOPTED MASTER PARK AND RECREATION PLAN. THE COMPREHENSIVE PLAN REQUIRED THE COUNTY TO COMPLETE A MASTER RECREATION PLAN IN 2005. THE RECREATION DEPARTMENT TOOK THIS TASK AND COMPLETED THE MASTER PARK AND RECREATION PLAN LAST SUMMER; THE BCC ADOPTED THE PLAN IN AUGUST 2005. THE PLANNING AND ZONING AGENCY RECOMMENDED TRANSMITTAL OF THE PROPOSED AMENDMENT WITH A 5-0 VOTE AT THEIR APRIL 6, 2006 MEETING

Proof of publication for the ACPA 2006-01 public hearing was received, having been published in *The St. Augustine Record* on March 20, 2006.

Teresa Bishop, Planning Director, presented the proposed County-initiated Comprehensive Plan Amendment to amend the recreation and open space goals, objectives, and policies. (4:51 p.m.) **Motion by Stern, seconded by Rich, carried 3/0 with Bryant and Maguire absent, to transmit File No. ACPA 2006-01 Recreation Policies to the Department of Community Affairs and other applicable agencies, to obtain additional review of this proposed amendment to the 2015 Comprehensive Plan to amend the Recreation and Open Space Element Goals, Objectives and Policies, in which case an adoption hearing may be scheduled at a future date.**

The meeting moved to Item 7.

(04/19/06 - 7 - 10:54 a.m.)

6. PUBLIC HEARING - TRANSMITTAL HEARING FOR FILE NO. ACPA 2006-02, AMENDING THE FUTURE LAND USE MAP FROM RESIDENTIAL-C TO INDUSTRIAL (I) - THIS IS A PROPOSED COUNTY INITIATED COMPREHENSIVE PLAN AMENDMENT TO AMEND THE FUTURE LAND USE MAP FROM RESIDENTIAL-C TO INDUSTRIAL. THIS AMENDMENT WILL ALLOW FOR THE CONTINUED AND LEGAL USE OF THE PROPERTY AS AN EXISTING ALUMINUM EXTRUDING PLANT. THE SUBJECT PROPERTY IS ZONED INDUSTRIAL WAREHOUSE (IW) AND IS DEVELOPED WITH AN ALUMINUM EXTRUDING PLANT. A SIMILAR MANUFACTURING OPERATION HAS BEEN AT THIS LOCATION SINCE THE 1970S. IN 1988, THE PROPERTY WAS ZONED IW WITH CONDITIONS AND IN 1992, THE SUBJECT PROPERTY WAS ZONED AGAIN TO IW TO CORRECT THE LEGAL DESCRIPTION AND DID NOT CHANGE ANY OTHER PROVISIONS OF ORDINANCE NO. 88-24. THE PLANNING AND ZONING AGENCY RECOMMENDED TRANSMITTAL OF THE PROPOSED AMENDMENT WITH A 5-0 VOTE AT THEIR APRIL 6, 2006 MEETING

Proof of publication for the ACPA 2006-02 public hearing was received, having been published in *The St. Augustine Record* on March 20, 2006.

Teresa Bishop, Planning Director, explained that the requested change was recommended by Staff, as the property that Hydro was located on, was designated as Residential C on the FLUM, which rendered the existing use inconsistent with the

Comp Plan. She outlined Hydro's contributions to the community, and explained that Hydro had offered, at the PZA meeting, to place a vegetative buffer to the north and to designate it as conservation. (10:58 a.m.) Stevenson read portions of a form letter into the record that was received from many members of the surrounding community regarding the safety of Hydro's operations. (11:02 a.m.) Sid Ansbacher, 780 N. Ponce de Leon Blvd., representing Hydro Aluminum, explained that his client had acquired additional land to act as a buffer between the residents and the plant; that land was not a part of this requested amendment. Hydro planned to build a \$2 million noise abatement wall on the property. He further addressed emissions control. Discussion followed regarding residential zoning being adjacent to industrial zoning. (11:24 a.m.) Ken Coskey, a principal of Golder Associates, 6241 NW 23rd St., Gainesville, stated his experience and expertise. He addressed the environmental emissions and permits status of Hydro, and stated that they were in full compliance.

(11:30 a.m.) Mike Cunningham, 236 Deportivo Dr., spoke against this application due to safety concerns.

(11:38 a.m.) Harrij Costa, 177 Cacique Dr., commented in opposition to the project.

(11:42 a.m.) Ed Franke, 136 Adela St., stated that he was not against Hydro, which was a good company, but was very concerned with the safety of the propane on the site. He recommended that a vulnerability assessment and a homeland security risk assessment be conducted and increased security for their chemical tanks.

(11:51 a.m.) Andrea Chillemi, 129 Adela St., expressed concern with noise pollution and emissions pollution.

(12:04 p.m.) Jim Chillemi, 129 Adela St., addressed safety issues of the chemicals at the plant.

(12:06 p.m.) Joyce Lundgren, 354 Travino Ave., addressed safety concerns with the hazardous waste at the Hydro plant.

(12:11 p.m.) Sarah D'Avanzo, 116 Adela St., questioned the reason for the comp plan change; and expressed safety concerns.

(12:22 p.m.) Ansbacher addressed the hours of operations, emissions, aluminum processing, noise abatement, and safety issues.

(12:39 p.m.) Motion by Maguire, seconded by Rich, carried 4/0 with Bryant absent, to direct staff to work with Hydro Aluminum and report back to the Board within the next 30 to 45 days on the issues of security, safety, as addressed today, and to include the black film, the ten chemicals, the operations at night, and the propane tanks and any other issue that the community can come up with in the next few minutes.

(12:40 p.m.) Motion by Maguire, seconded by Rich, carried 4/0 Bryant absent, to transmit File No. ACPA 2006-02, Halna, Inc., Hydro, to the Department of Community Affairs, and other applicable agencies, to obtain additional review of this proposed amendment to the 2015 Comprehensive Plan to amend the Future Land Use Map from Residential-C to Industrial (I), in which case an adoption hearing would be scheduled at a future date.

The meeting recessed at 12:42 p.m., and reconvened at 1:51 p.m. beginning with Item No. 2.

(04/19/06 - 9 - 4:51 p.m.)

7. PUBLIC HEARING - TRANSMITTAL HEARING FOR FILE NO. ACPA 2006-03, AMENDING POLICY B.1.1.1 OF THE TRANSPORTATION ELEMENT GOALS, OBJECTIVES AND POLICIES - THIS IS A PROPOSED COMPREHENSIVE PLAN AMENDMENT TO CONSIDER ACPA 2006-03, A COUNTY INITIATED COMPREHENSIVE PLAN AMENDMENT TO AMEND THE TRANSPORTATION ELEMENT, POLICY B.1.1.1 TO REMOVE SR 16, SR 13, CR 16A, AND CR 210 ROADS WITH AN EXCEPTION TO THE ADOPTED LEVEL OF SERVICE STANDARD AND ADD 11TH STREET, 16TH STREET, AND A STREET WITHIN THE CITY OF ST. AUGUSTINE BEACH AS ROADS WITH AN EXCEPTION TO THE ADOPTED LEVEL OF SERVICE STANDARD. IN JANUARY, THE ST. AUGUSTINE BEACH CITY COMMISSION AND THE ST. AUGUSTINE BEACH PLANNING BOARD DISCUSSED THE STATUS OF COUNTY ROADS WITHIN THE BEACH CITY LIMITS DURING A WORKSHOP. THE PLANNING AND ZONING AGENCY RECOMMENDED TRANSMITTAL OF THE PROPOSED AMENDMENT WITH A 5-0 VOTE AT THEIR APRIL 6, 2006 MEETING

Proof of publication for the ACPA 2006-03 public hearing was received, having been published in *The St. Augustine Record* on March 20, 2006.

Teresa Bishop, Planning Director, explained the proposed amendment to Policy B.1.1.1 that sets the level of service standard for roads. (4:54 p.m.) Don Terrill, 2200 A1A South, City of St. Augustine Beach Commissioner, commented on the roads within the Beach limits, and stated that this item was a matter of record keeping. (4:55 p.m.) **Motion by Stern, seconded by Rich, carried 3/0 with Bryant and Maguire absent, to transmit File No. ACPA 2006-03 Roads within St. Augustine Beach to the Department of Community Affairs, and other applicable agencies, to obtain additional review of this proposed amendment to the 2015 Comprehensive Plan to amend the Transportation Element Policy B.1.1.1 of the Comprehensive Plan, in which case an adoption hearing may be scheduled at a future date.**

(04/19/06 - 9 - 4:56 p.m.)

COMMISSIONERS' REPORTS

Commissioner Stern:

No report.

(4:56 p.m.)

Commissioner Rich:

No report.

(4:56 p.m.)

Commissioner Stevenson:

No report.

(04/19/06 - 9 - 4:56 p.m.)

ATTORNEY'S REPORT

No report.

(04/19/06 - 9 - 4:56 p.m.)

8. OTHER BUSINESS

There were no other business.

(4:57 p.m.) Motion by Stern, seconded by Rich, carried 3/0 with Bryant and Maguire absent, to adjourn. With there being no further business to come before the Board, the meeting adjourned at 4:57 p.m.

Approved _____ June 27, _____, 2006

BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA

By: James E. Bryant
James E. Bryant, Chairman

ATTEST: CHERYL STRICKLAND, CLERK

By: Cheryl Strickland
Deputy Clerk

