

**MINUTES OF MEETING
BOARD OF COUNTY COMMISSIONERS
ST. JOHNS COUNTY, FLORIDA
DECEMBER 20, 2011
(9:00 A.M.)**

Proceedings of a regular meeting of the Board of County Commissioners of St. Johns County, Florida, held in the auditorium at the County Administration Building, 500 San Sebastian View, St. Augustine, Florida.

Present: Mark Miner, District 3, Chair
Jay Morris, District 4, Vice Chair
Ron Sanchez, District 2
J. Ken Bryan, District 5
Michael Wanchick, County Administrator
Patrick McCormack, County Attorney
Lenora Newsome, Deputy Clerk

Absent: Cyndi Stevenson, District 1

(12/20/11 - 1 - 9:00 a.m.)
CALL TO ORDER

Miner called the meeting to order.

(12/20/11 - 1 - 9:00 a.m.)
ROLL CALL

The clerk called the roll and four members were present, with Stevenson absent.

(12/20/11 - 1 - 9:00 a.m.)
INVOCATION

Father John Gillespie, San Sebastian Catholic Church, gave the Invocation.

(12/20/11 - 1 - 9:01 a.m.)
PLEDGE OF ALLEGIANCE

Commissioner Miner led the Pledge of Allegiance.

(12/20/11 - 1 - 9:01 a.m.)
RECOGNITION OF THE ST. JOHNS COUNTY UTILITY DEPARTMENT FOR THEIR RECENT RECEIPT OF THE AMERICAN WATER WORKS ASSOCIATION BEST IN CLASS AWARD FOR WATER CONSERVATION PLANNING

Bill Young, Director of St. Johns County Utility Department, stated that the award was very significant; it spoke to their core mission and also reflected the employees' dedication to be the best. He said that at last month's annual conference, the Florida Section of American Water Works Association awarded St. Johns County Utility the Best in Class in Achievement for Water Conservation Planning Award for 2011. He pointed out some of the key members of his staff who contributed to the award; Neal Shinkre, the "Visionary"; Amy Miller, Information System Coordinator; Tim Harley, Special Engineer; and Lequitia King, Business Tech. Bryan commended Young and his staff for doing such a good job.

(12/20/11 - 2 - 9:07 a.m.)
DELETIONS TO CONSENT AGENDA

Wanchick requested that Item 21 be pulled.

(12/20/11 - 2 - 9:07 a.m.)
APPROVAL OF CONSENT AGENDA

Motion by Bryan, seconded by Sanchez, carried 4/0 with Stevenson absent, to approve the Consent Agenda as amended.

1. Approval of the Cash Requirement Report
2. Minutes: None.
3. Motion to adopt **Resolution No. 2011-359**, accepting a Drainage Easement along a portion of North St. Johns Street and Pearl Street to access, repair, and maintain the drainage facility

RESOLUTION NO. 2011-359

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING A DRAINAGE EASEMENT ALONG A PORTION OF NORTH ST. JOHNS STREET AND PEARL STREET TO ACCESS, REPAIR, AND MAINTAIN THE DRAINAGE FACILITY

4. Motion to adopt **Resolution No. 2011-360**, accepting two Quit Claim Deeds for conveyance of property for utility purposes within Bartram Oaks Subdivision

RESOLUTION NO. 2011-360

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING TWO QUIT CLAIM DEEDS FOR CONVEYANCE OF PROPERTY FOR UTILITY PURPOSES WITHIN BARTRAM OAKS SUBDIVISION

5. Motion to adopt **Resolution No. 2011-361**, accepting a Temporary Turnaround Easement to allow for the use of a turnaround at the dead end of Howland Drive, located in Greenleaf Village at Nocatee Phase 2, for public safety purposes until the adjacent land is platted and Howland Drive is extended

RESOLUTION NO. 2011-361

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING A TEMPORARY TURNAROUND EASEMENT TO ALLOW FOR THE USE OF A TURNAROUND AT THE DEAD END OF HOWLAND DRIVE, LOCATED IN GREENLEAF VILLAGE AT NOCATEE PHASE 2, FOR PUBLIC SAFETY PURPOSES UNTIL THE ADJACENT LAND IS PLATTED AND HOWLAND DRIVE IS EXTENDED

6. Motion to adopt **Resolution No. 2011-362**, approving the final plat for Crossings at Cypress Trace, Unit Two

RESOLUTION NO. 2011-362

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING A PLAT FOR CROSSINGS AT CYPRESS TRACE, UNIT TWO

7. Motion to adopt **Resolution No. 2011-363**, setting a public hearing date of January 17, 2012, at 9:00 a.m., to hear a request for the vacation of a portion of Yelvington Avenue

RESOLUTION NO. 2011-363

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, SETTING A PUBLIC HEARING DATE OF JANUARY 17, 2012, AT 9:00 A.M., TO HEAR A REQUEST FOR THE VACATION OF A PORTION OF YELVINGTON AVENUE

8. Motion to adopt **Resolution No. 2011-364**, approving a gradual reduction in speed zones on Palm Valley Road between Valley Ridge Boulevard and Preservation Trail, per the map of proposed speed limits prepared by the Engineering Division/Traffic Operations Section

RESOLUTION NO. 2011-364

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING AND AUTHORIZING ADJUSTMENTS OF CERTAIN SPEED ZONES, AS DEPICTED ON THE EXISTING AND PROPOSED SPEED ZONE MAPS, OF PALM VALLEY ROAD FROM VALLEY RIDGE BOULEVARD TO PRESERVATION TRAIL, DATED OCTOBER 28, 2011, PREPARED BY THE ST. JOHNS COUNTY ENGINEERING DIVISION/TRAFFIC OPERATIONS SECTION; AND PROVIDING AN EFFECTIVE DATE

9. Motion to adopt **Resolution No. 2011-365**, approving bids for eleven homes, and authorizing CDBG Deferred Payment Loans in accordance with the CDBG Small Cities Housing Rehabilitation Program guidelines, as recommended by the consultants Jordan & Associates

RESOLUTION NO. 2011-365

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE BIDS AND AUTHORIZING CDBG DEFERRED PAYMENT LOANS UNDER THE DEPARTMENT OF ECONOMIC OPPORTUNITY SMALL CITIES COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM, ON BEHALF OF ST. JOHNS COUNTY; AUTHORIZING THE CHAIR OF THE BOARD OF

COUNTY COMMISSIONERS, OR HIS DESIGNEE, TO EXECUTE THE REQUIRED DOCUMENTS

10. Motion to adopt **Resolution No. 2011-366**, authorizing the county administrator, or his designee, to award Bid #12-12 to lowest qualified bidder, Environmental Land Services of Flagler County, Inc., and to execute an agreement for completion of the 800 MHz Tower Site Preparation Group 1 - North Project

RESOLUTION NO. 2011-366

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO AWARD BID NO. 12-12, 800 MHz TOWER SITE PREPARATION GROUP 1 - NORTH, AND TO EXECUTE AN AGREEMENT FOR THE COMPLETION OF THE SCOPE OF WORK, AS SET FORTH IN THE BID DOCUMENTS

11. Motion to adopt **Resolution No. 2011-367**, authorizing the county administrator, or his designee, to award Bid #12-19 to lowest qualified bidder, V.J. Usina Contracting, Inc., and to execute an agreement for completion of the 800MHz Tower Site Preparation Group 2 - Central Project

RESOLUTION NO. 2011-367

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO AWARD BID NO. 12-19, AND TO EXECUTE AN AGREEMENT FOR THE COMPLETION OF CONSTRUCTION RELATED TO THE 800 MHz TOWER SITE PREPARATION GROUP 2 - CENTRAL PROJECT

12. Motion to adopt **Resolution No. 2011-368**, authorizing the county administrator, or his designee, to award Bid #12-20 to lowest qualified bidder, V.J. Usina Contracting, Inc., and to execute an agreement for completion of the 800MHz Tower Site Preparation Group 3 - South Project

RESOLUTION NO. 2011-368

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO AWARD BID NO. 12-20, AND TO EXECUTE AN AGREEMENT FOR THE COMPLETION OF CONSTRUCTION RELATED TO THE 800 MHz TOWER SITE PREPARATION GROUP 3 - SOUTH PROJECT

13. Motion to approve the transfer of \$589,850 from Arts/Culture/Heritage Capital Outlay Reserves (1147-59927) to various line items within the Arts/Culture/Heritage Category, to fund the operations of the Arts/Culture/Heritage Category

14. Motion to approve the transfer of \$18,358 from General Fund Reserves to the Animal Control Department, for the purpose of replacing two 15-ton air handlers at the St. Johns County Pet Center
15. Motion to adopt **Resolution No. 2011-369**, authorizing the county administrator to approve the terms and conditions of, and to execute the Business HVAC Program Thermal Energy Storage Installation Agreement and Feasibility/Post Commissioning Studies between St. John County BCC and FPL

RESOLUTION NO. 2011-369

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AUTHORIZING THE COUNTY ADMINISTRATOR, OR HIS DESIGNEE, TO APPROVE THE TERMS AND CONDITIONS AND EXECUTE THE BUSINESS HVAC PROGRAM THERMAL ENERGY STORAGE INSTALLATION AGREEMENT AND FEASIBILITY/POST COMMISSIONING STUDIES

16. Motion to authorize the county administrator, or designee, to negotiate with Wachovia/Wells Fargo Bank to renew the Agreement for General Banking Services with the County for an additional one-year
17. Motion to adopt **Resolution No. 2011-370**, approving the terms, provisions, conditions, and requirements of a Memorandum of Understanding between St. Johns County, Florida, and the University of Florida Board of Trustees, detailing the parties' duties and responsibilities in providing the extension of research-based educational information from the University to the people of St. Johns County; and authorizing the county administrator, or designee, to execute the Memorandum of Understanding on behalf of St. Johns County

RESOLUTION NO. 2011-370

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE TERMS, PROVISIONS, CONDITIONS, AND REQUIREMENTS OF A MEMORANDUM OF UNDERSTANDING BETWEEN ST. JOHNS COUNTY, FLORIDA, AND THE UNIVERSITY OF FLORIDA BOARD OF TRUSTEES, FOR THE PURPOSE OF PROVIDING FOR THE ST. JOHNS COUNTY EXTENSION DIRECTOR WITHIN ST. JOHNS COUNTY, AND AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO EXECUTE THE AGREEMENT ON BEHALF OF ST. JOHNS COUNTY

18. Motion to adopt **Resolution No. 2011-371**, approving the General Fund Transfer from Reserves for \$48,587, and to recognize unanticipated revenue in the amount of \$12,159, for Fiscal Year 2012 for library donations, thereby increasing the Library Services budget by the total amount of \$60,746

RESOLUTION NO. 2011-371

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AMENDING THE FISCAL YEAR 2012, GENERAL FUND

**TO INCLUDE CERTAIN UNANTICIPATED REVENUE
AND AUTHORIZE ITS EXPENDITURE BY THE
LIBRARY SYSTEM**

19. Motion to approve a transfer from LETF Reserves (1194-59920) in the amount of \$46,880 to LETF-Operating Supplies (1194-55200), for the purchase of a simulation training system, and a transfer in the amount of \$18,000 to LETF-Aid To Private Organizations (1194-58200), for the support of the St. Augustine Society
20. Motion authorizing the county administrator or designee, to convert the two current part-time Office Specialist III positions to two full-time Office Specialist III positions, effective the start of the next pay period, and to transfer \$31,947 from General Fund Reserves into the Board of County Commissioners Salaries and Benefits accounts to fund this increase in FTEs for FY 2012

(This Item was pulled, see page 2.)

21. Motion to adopt a resolution approving the Economic Development Grant Agreement with Doctors Village Partners, LLC, and to authorize the county administrator to execute the contract on behalf of the County
22. Motion to adopt **Resolution No. 2011-372**, authorizing the county administrator, or designee, to execute the terms of the quote between Companion Life Insurance Company International Specialty Underwriters, Inc., and the Board of County Commissioners of St. Johns County, Florida, for stop loss coverage

RESOLUTION NO. 2011-372

**A RESOLUTION OF THE BOARD OF COUNTY
COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA,
AUTHORIZING THE COUNTY ADMINISTRATOR, OR
DESIGNEE, TO ACCEPT THE QUOTE AND ENTER
INTO A LEGALLY SUFFICIENT AGREEMENT FOR
STOP LOSS COVERAGE WITH INTERNATIONAL
SPECIALTY UNDERWRITERS**

23. Motion to approve hiring for the current vacant position of Utility Department SCADA Administrator, at pay grade 126, step 9
24. Motion to declare County equipment, per the attached list of items (office furniture, scrapped ice machine, shelving, tools, etc.), as surplus, and authorize the county administrator, or his designee, to dispose of same in accordance with Purchasing Policy 308 and Florida Statue 274
25. Motion to adopt **Resolution No. 2011-373**, to authorize the county administrator, or his designee, to enter into a contract for one year with four available one year extensions, with General Chemical Performance Products, LLC, and Thatcher Chemical of Florida, for the purchase of Bid No. 12-04, the aluminum sulfate for the St. Johns County Utility Department

RESOLUTION NO. 2011-373

**A RESOLUTION BY THE BOARD OF COUNTY
COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA,
AUTHORIZING THE COUNTY ADMINISTRATOR, OR
DESIGNEE, TO AWARD BID NO. 12-04, AND TO**

**EXECUTE AN AGREEMENT FOR THE PURCHASE OF
ALUMINUM SULFATE**

26. Motion authorizing the transfer of \$62,500 from General Fund Reserves to Personnel Services, Contractual Services, for the second and final payment to Condrey and Associates, Inc., for consulting/professional services for the Compensation and Classification Study
27. Proofs:
- a. Proof: Certificate of Liability Insurance for SGM Engineering, Inc., 935 Lake Baldwin Lane, Orlando, FL 32814
 - b. Proof: Certificate of Liability Insurance for Matern Professional Engineering, Inc., 130 Candace Drive, Maitland, FL 32751
 - c. Proof: Certificate of Liability Insurance for Matern Professional Engineering, Inc., 130 Candace Drive, Maitland, FL 32751
 - d. Proof: Certificate of Liability Insurance for Pond and Company, 3500 Parkway Lane, Suite 600, Norcross, GA 30092
 - e. Proof: Request for Proposals, RFP #11-89, for Professional Consulting Services-Solar Power System and Security System Upgrades for St. Johns County Council on Aging (COA) Transit Facility, published August 18, 2011, and August 25, 2011
 - f. Proof: Notice of Meetings for Redistricting of the Board of County Commissioners and the School Board of St. Johns County, published October 14, 2011, in the *Ponte Vedra Recorder*
 - g. Proof: Adoption of Redistricting Plan, published November 11, 2011, in the *Ponte Vedra Recorder*
 - h. Proof: Notice to Bidders, Bid #12-25, published November 14, 2011, and November 21, 2011 in *The St. Augustine Record*
 - i. Proof: Notice of Public Meeting of St. Johns County Board of County Commissioners and of St. Johns County Community Redevelopment Agency, published November 19, 2011, in *The St. Augustine Record*
 - j. Proof: Notice to Bidders, Bid #12-27, published November 21, 2011, and November 28, 2011, in *The St. Augustine Record*
 - k. Proof: Notice of a Public Hearing by the St. Johns County Board of County Commissioners on December 6, 2011, regarding an ordinance regarding sale or service to and/or consumption by persons under twenty-one of alcoholic beverages, published November 22, 2011, in *The St. Augustine Record*
 - l. Proof: Notice of a Public Hearing by the St. Johns County Board of County Commissioners on December 6, 2011, relating to animals, published November 22, 2011, in *The St. Augustine Record*
 - m. Proof: Notice of Canceled Regular Meeting of the St. Johns County Board of County Commissioners on January 3, 2012, published November 22, 2011, in *The St. Augustine Record*
 - n. Proof: Request for Proposals, RFP #12-24, for Telecommunications Billing Auditing Services, published November 22, 2011, and November 29, 2011, in *The St. Augustine Record*
 - o. Proof: Notice to Bidders, Bid #12-26, published November 22, 2011, and November 29, 2011, in *The St. Augustine Record*
 - p. Proof: Request for Qualifications, RFQ #12-18, for Traffic County Program, published November 25, 2011, and December 2, 2011, in *The St. Augustine Record*
 - q. Proof: Notice to Bidders, Bid #12-11, published November 26, 2011, and December 3, 2011, in *The St. Augustine Record*
 - r. Proof: Notice to Bidders, Bid #12-28, published November 26, 2011, and December 3, 2011, in *The St. Augustine Record*

- s. Proof: Request for Proposals, RFP #12-30, for Funding Availability Pre-Qualification, published November 28, 2011, and December 5, 2011, in *The St. Augustine Record*
- t. Proof: Notice of Canceled Public Hearing of the St. Johns County Board of County Commissioners on December 6, 2011, regarding an ordinance regarding sale or service to and/or consumption by persons under twenty-one of alcoholic beverages, published December 3, 2011, in *The St. Augustine Record*

(12/20/11 - 8 - 9:07 a.m.)
PUBLIC COMMENT

There was none.

(12/20/11 - 8 - 9:08 a.m.)
ADDITIONS/DELETIONS TO REGULAR AGENDA

Wanchick requested to pull Item 3 and reschedule it to January 17, 2012, and to add the Project Watch resolution for discussion, as Item 9.

(12/20/11 - 8 - 9:08 a.m.)
APPROVAL OF REGULAR AGENDA

Motion by Sanchez, seconded by Bryan, carried 4/0 with Stevenson absent, to approve the Regular Agenda as amended.

Wanchick asked if they could move Item 9 to the beginning of the agenda.

(9:09 a.m.) Motion by Bryan, seconded by Sanchez, carried 4/0 with Stevenson absent, to approve moving Agenda Item 9 before Item 1.

The meeting moved to Item 9.

- (12/20/11 - 8 - 9:11 a.m.) District 2
1. PUBLIC HEARING - VACPLA 2011-02, PARTIAL PLAT VACATION OF GREEN ACRES, SECTION ONE. THE SUBJECT OF THIS RESOLUTION IS A PARTIAL VACATION OF THE PLAT OF GREEN ACRES, SECTION ONE. THE SUBJECT PROPERTY IS LOCATED NORTH OF SR 16 AND EAST OF I-95, AND IS PART OF AN OLD 1945 PLAT. THE REQUEST TO VACATE WILL ELIMINATE THE NEED TO REPLAT FOR ANY DIVISIONS OF THE LAND AND ALLOW MORE FLEXIBILITY FOR DEVELOPMENT. THE PLANNING AND ZONING AGENCY RECOMMENDED APPROVAL (7/0) AT THE NOVEMBER 17, 2011, MEETING

Proof of publication of the notice of public hearing on VACPLA 2011-02, vacating a part of Green Acres subdivision, was received, having been published in *The St. Augustine Record* on October 22 and October 29, 2011.

Kathy Nielsen, Application Review Manager, Development Review Division, gave a presentation, *Exhibit A*.

(9:13 a.m.) Motion by Bryan, seconded by Sanchez, carried 4/0 with Stevenson absent, to adopt Resolution No. 2011-375, approving the partial vacation of Green Acres, Section One.

RESOLUTION NO. 2011-375

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF ST. JOHNS, STATE OF FLORIDA, VACATING A PORTION OF THE PLAT OF GREEN ACRES, SECTION ONE

(12/20/11 - 9 - 9:13 a.m.)

2. PUBLIC HEARING - REZ 2011-08, OLD FLORIDA. THIS IS A REQUEST TO REZONE 17.9 ACRES FROM RESIDENTIAL PLANNED UNIT DEVELOPMENT TO OPEN RURAL (OR). THE COUNTY REZONED THIS SITE IN 2006 FROM OR TO PUD, PERMITTING 68 MULTI-FAMILY UNITS. BASED ON THE AVAILABLE INFORMATION, THE REQUEST TO REZONE SUBSTANTIALLY MEETS THE REQUIREMENTS OF THE COMPREHENSIVE PLAN AND THE LAND DEVELOPMENT CODE. THE PLANNING & ZONING AGENCY (PZA) RECOMMENDED UNANIMOUS APPROVAL DURING THE NOVEMBER 3, 2011, MEETING

Proof of publication of the notice of public hearing on REZ 2011-08, Old Florida, was received, having been published in *The St. Augustine Record* on October 19, 2011.

Michael Roberson, Planner I, gave a presentation, *Exhibit A*. He stated that staff added a condition to ensure that any portion of SR 313 was reserved and not built in. Miner disclosed ex parte communication with Karen Taylor referencing the project.

(9:16 a.m.) Karen Taylor, 77 Saragossa Street, stated that they did recognize at the Planning and Zoning Agency meeting, that there was a reserved portion for future right-of-way for the 312 extension that they were calling 313. She said they agreed to that language to maintain the right-of-way, and that they were going to put their houses as far away from the area as possible. Morris mentioned that it was going from 68 units down to 1.

(9:18 a.m.) **Motion by Sanchez, seconded by Bryan, carried 4/0 with Stevenson absent, to enact Ordinance No. 2011-45, approving Rezoning 2011-08, adopting findings of fact 1-4 to support the motion.**

ORDINANCE NO. 2011-45

AN ORDINANCE OF THE COUNTY OF ST. JOHNS, STATE OF FLORIDA, REZONING LANDS AS DESCRIBED, HEREINAFTER, FROM THE PRESENT ZONING CLASSIFICATION OF PLANNED UNIT DEVELOPMENT (PUD) TO OPEN RURAL (OR) WITH CONDITIONS; MAKING FINDINGS OF FACT; REQUIRING RECORDATION; AND PROVIDING AN EFFECTIVE DATE

This item was pulled. (See page 8.)

3. PUBLIC HEARING - PUD 2005-39, TURNBULL. THIS IS A REQUEST TO REZONE 430 ACRES FROM OPEN RURAL (OR) TO PLANNED UNIT DEVELOPMENT (PUD) FOR THE DEVELOPMENT OF 590 RESIDENTIAL UNITS AND 112,000 SQUARE FEET OF COMMERCIAL

Proof of publication of the notice of public hearing on PUD 2005-39, Turnbull PUD, was received, having been published in *The St. Augustine Record* on November 2, 2011.

(12/20/11 - 10 - 9:18 a.m.)

4. PUBLIC HEARING - LAND DEVELOPMENT CODE AMENDMENTS FOR ARTICLE II, IV, VI, AND XII. THIS IS THE FIRST OF THREE PUBLIC HEARINGS TO CONSIDER MODIFICATIONS TO ARTICLES II, IV, VI, AND XII OF THE LAND DEVELOPMENT CODE. THE PURPOSE OF THE CHANGES ARE TO ALIGN THE LAND DEVELOPMENT CODE WITH CURRENT FLORIDA STATUTES AND ST. JOHNS COUNTY 2025 COMPREHENSIVE PLAN, TO PROVIDE A PRACTICAL AND CONCISE APPROACH FOR LANDSCAPING REGULATIONS, TO PROVIDE COMPOSTING AND YARD WASTE STANDARDS, TO PROVIDE FOR OUTDOOR LIGHTING STANDARDS FOR NON-RESIDENTIAL PARCELS, AND TO ADD/DELETE WORD DEFINITIONS FOR CLARIFICATION

Proof of publication of the notice of public hearing on establishment of ordinance/regulations affecting the use of land was received, having been published in *The St. Augustine Record* on December 12, 2011.

Jan Brewer, Environmental Division Director, gave a presentation, *Exhibit A*. She reviewed the revisions made after the open house meeting, including in Article II - composting and yard waste language, addressing Article IV - tree inch requirement, Article VI - outdoor lighting, and Article XII - clarification to existing definitions in the article. Bryan asked what kind of tree would be acceptable, in Article IV, with Brewer responding.

(9:25 a.m.) Miner announced the future public hearing dates of January 5, 2012, at 1:30 p.m. for the Planning and Zoning Agency, and January 17, 2012, at 5:01 p.m. for the Board of County Commissioners.

(12/20/11 - 10 - 9:25 a.m.)

5. PUBLIC HEARING - ENACTMENT OF AN ORDINANCE STRENGTHENING THE LOCAL ENFORCEMENT METHODS TO ENFORCE UNDERAGE DRINKING. SECTION 125.01, FLORIDA STATUTES, AUTHORIZES THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY TO PROVIDE AND MAINTAIN FOR THE CITIZENS OF THE COUNTY, STANDARDS WHICH ENSURE THEIR HEALTH, SAFETY AND WELFARE. THE BOARD ALSO RECOGNIZES THE NEED FOR, AND THE BENEFITS OF, REGULATING THE CONSUMPTION OF ALCOHOLIC BEVERAGES BY PERSONS UNDER THE AGE OF 21. THE FOLLOWING ORDINANCE IS BEING CONSIDERED FOR ENACTMENT: AN ORDINANCE OF ST. JOHNS COUNTY, FLORIDA, STRENGTHENING THE LOCAL ENFORCEMENT METHODS TO ENFORCE THE PROHIBITION OF THE SALE OR SERVICE TO AND/OR THE CONSUMPTION OR ALLOWANCE OF CONSUMPTION BY PERSONS UNDER TWENTY-ONE OF ALCOHOLIC BEVERAGES, AS DEFINED BY SECTION 561.01, FLORIDA STATUTES, BY PERSONS AND ENTITIES HOLDING A STATE BEVERAGE LICENSE, A ST. JOHNS COUNTY SPECIAL USE PERMIT AND/OR A ST. JOHNS COUNTY LOCAL BUSINESS TAX RECEIPT; PROVIDING FOR FINDINGS OF FACT; PROVIDING DEFINITIONS; PROVIDING FOR ENFORCEMENT AND PENALTIES; PROVIDING FOR SEVERABILITY; PROVIDING FOR OTHER RELATED MATTERS AND PROVIDING FOR AN EFFECTIVE DATE

Proof of publication of the notice of public hearing on a proposed underage drinking ordinance was received, having been published in *The St. Augustine Record* on December 10, 2011.

James Whitehouse, Deputy County Attorney, reviewed changes that were made to the proposed ordinance: some section numbers were changed, under Section 2 the language, *“the ordinance shall pertain to the unincorporated portions of the County”* was added, and the new Section 7, in the last sentence, instead of being listed as Section 4, it should be listed as Section 5. He said all the changes were in the copy the Board currently had.

(9:26 a.m.) Jennifer Singh, Legal Extern, said that this was a proposed ordinance to curb underage drinking in St. Johns County. She stated that Sections 162.21 and 162.22, Florida Statutes allowed local governments to enact ordinances, which allowed law enforcement to issue citations without a waiting period for any person threatening the health, safety and welfare of citizens. She said the ordinance would make it unlawful to sale, give or serve alcohol to anyone under the age of 21. It also made it unlawful for someone under 21 to possess or consume alcohol. It set forth fines for violators, which increased with repeated violations, and also provided for an affirmative defense of teens using fake ID’s. She said the best way to curb underage drinking was to allow the Sheriff’s Office to immediately issue a citation to any person or establishment violating the ordinance by the waiting period. Sanchez thanked Singh for the work she did on the ordinance. Miner spoke on placing the following language in the ordinance: *“receiving three or more citations within a two year time period”*, instead of a year. (9:31 a.m.) Erica Moore, Assistant County Attorney, spoke on extending the time period, and said that they could change the language suggested by Miner, and that Section C would be amended when the Board made the motion.

(9:32 a.m.) Motion by Sanchez, seconded by Bryan, carried 4/0 with Stevenson absent, to enact Ordinance No. 2011-46, relating to the consumption of alcohol by underage persons in St. Johns County as amended with the discussion.

ORDINANCE NO. 2011-46

AN ORDINANCE OF ST. JOHNS COUNTY, FLORIDA, STRENGTHENING THE LOCAL ENFORCEMENT METHODS TO ENFORCE THE PROHIBITION OF THE SALE OR SERVICE TO AND/OR THE CONSUMPTION OR ALLOWANCE OF CONSUMPTION BY PERSONS UNDER TWENTY-ONE OF ALCOHOLIC BEVERAGES AS DEFINED BY SECTION 561.01, FLORIDA STATUTES, BY PERSONS AND ENTITIES HOLDING A STATE BEVERAGE LICENSE, A ST. JOHNS COUNTY SPECIAL USE PERMIT AND/OR A ST. JOHNS COUNTY LOCAL BUSINESS TAX RECEIPT; PROVIDING FOR FINDINGS OF FACT; PROVIDING DEFINITIONS; PROVIDING FOR ENFORCEMENT AND PENALTIES; PROVIDING FOR SEVERABILITY; PROVIDING FOR OTHER RELATED MATTERS AND PROVIDING FOR AN EFFECTIVE DATE

(12/20/11 - 11 - 9:33 a.m.)

6. CONSIDER AN APPOINTMENT TO THE CONTRACTOR REVIEW BOARD

Melissa Lundquist, BCC Manager, said there were currently two vacancies on the Board, one for a general contractor and one for a pool contractor.

(9:34 a.m.) Motion by Bryan, seconded by Morris, carried 4/0 with Stevenson absent, to appoint James Batts III, Licensed Pool Contractor, to the Contractors Review Board for a full four-year term scheduled to expire December 20, 2015.

(12/20/11 - 12 - 9:34 a.m.)

7. CONSIDER ADOPTION OF A RESOLUTION APPROVING A CONTRACT FOR RFP#11-84, PURCHASE OF TOWERS AND 800 MHZ RADIO SYSTEM BETWEEN ST. JOHNS COUNTY AND MOTOROLA SOLUTIONS, INC.

Jerry Cameron, Assistant County Administrator, reviewed the item. He said they were able to purchase the system for a little over a million-and-a-half dollars less than the original estimate. McCormack spoke on a few changes to the text, per the negotiations.

(9:37 a.m.) *The meeting moved to Item 8.*

(10:03 a.m.) Subsequently, McCormack asked for a five minute recess to allow the Board to review the revisions.

The meeting recessed at 10:03 a.m. and reconvened at 10:12 a.m.

(10:12 a.m.) McCormack stated the item pertained to a proposed contract for RFP 11-84, purchase of towers and 800 MHz radio system.

(10:13 a.m.) Regina Ross, Assistant County Attorney, reviewed the changes in the contract regarding payment; delivery, storage, title and risk of loss; indemnity provisions; insurance requirements; and no pledge of future county ad valorem taxes.

(10:18 a.m.) **Motion by Bryan, seconded by Sanchez, carried 4/0 with Stevenson absent, to adopt Resolution No. 2011-376, approving a contract in the amount of \$24,500,000, between St. Johns County and Motorola Solutions, Inc., for provision of equipment and services as described in RFP 11-84, Towers and 800 MHz Radio System, and authorizing the county administrator, or his designee, to execute the contract along with changes as provided.**

RESOLUTION NO. 2011-376

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO EXECUTE AN AGREEMENT FOR TOWERS AND RADIO SYSTEM

(10:19 a.m.) McCormack commented on some bonding sources for payment of the contract. He requested that the Board consider a motion to approve the transfer of \$2,450,000 from the General Fund Capital Reserves to fund initial expenditures related to the Communications Systems Contract Agreement between St. Johns County and Motorola Solutions.

(10:20 a.m.) **Motion by Miner, seconded by Sanchez, carried 4/0 with Stevenson absent, to approve the transfer of \$2,450,000 from General Fund Capital Reserves to fund initial expenditures related to the Communications Systems Contract Agreement between St. Johns County and Motorola Solutions.**

(10:20 a.m.) Discussion followed regarding the need for the radio system and the process up to this point.

(12/20/11 - 12 - 9:37 a.m.)

8. PRESENTATION OF PAY & COMPENSATION STUDY PREPARED BY CONDREY & ASSOCIATES, INC.

Wanchick requested that the Board accept the report, and direct Administration to start the process of implementing the report. He said there were no pay decreases, layoffs, or automatic pay increases included in the proposal. He mentioned the County had over 700 job titles, which were far too many for a county of this size. Dr. Condrey had prepared new job descriptions and titles, which brought the County closer to 350 job titles.

(9:40 a.m.) Dr. Stephen Condrey and Mark Knowles gave the presentation, *Exhibit A*. Condrey reviewed the project and gave recommendations. He said there were six different options to consider. Knowles said the specific objectives of the study were to review and update the current classification system pay plan for all the employees of the St. Johns County Board of County Commissioners, and to collect survey data to produce a recommended pay plan that was based on job analysis, job evaluation and wage and survey data. He said they were to write job descriptions for all the positions. Condrey gave reasons for doing the study; the current pay plan was at least 20 years old, pays had been frozen for three years, and there were too many distinct position descriptions. Knowles said that they held employee meetings to review the process with the employees. He said they distributed position questionnaires to everyone and then interviewed the County employees. He said they developed new job descriptions for all positions, conducted an internal analysis of point factor job evaluation, and also conducted an external analysis using the University of Florida Survey Research Center. Condrey reviewed the response rate, the salary survey respondents and other survey sources. He came up with two different salary scales: proposed salary scale-A, and proposed salary scale-B. He reviewed the proposed cost of an implementation schedule, and entry level pays. Condrey said that Plan A would put County employees at the market rate this time next year. He reviewed alternative actions.

Knowles reviewed a performance plan. Condrey mentioned they would now have a system with steps, specific job descriptions, points for discussion, and a pay plan that was about 9% of the market. Miner commented on bringing the organization to a more efficient place than it had been in the past. He said personnel management was a critical component to that efficiency. Bryan spoke on classifications and commended the employees for being so responsive to the study. Morris spoke on earning projections. Condrey responded that the earnings were specifically based on job description, and gave some flexibility. Sanchez thanked Condrey and Knowles for their hard work on the study. Condrey said it was a real pleasure working with St. Johns County. Wanchick stated that the process had taken a better part of the year to achieve and it would take a better part of a year to fully implement the plan. He said the expense was reoccurring dollar amounts. He said for the first time in St. Johns County's history, they were going to be tying performance, education, training, and experience to pay and compensation, and that was the only way to move an organization forward. Sanchez thanked Stacey Stanish for her hard work. He stated there was nothing in the study that would have a negative effect on any employee; it was strictly to move them forward.

(10:03 a.m.) Motion by Sanchez, seconded by Morris, carried 4/0 with Stevenson absent, authorizing the county administrator, or designee, to accept the final Compensation and Classification Study report and begin the implementation evaluation process.

The meeting moved back to Item 7.

(12/20/11 - 13 - 9:09 a.m.)

9. PROJECT WATCH - AMENDED QTI PARTICIPATION

Wanchick mentioned that on November 1, 2011, the Board of County Commissioners approved Resolution No. 2011-321, recommending Project Watch be approved as a

Qualified Target Industry for the State of Florida QTI tax refund program, as well as providing support for local incentives. He said the project had increased their level of estimated employment from 100 to 125 and Enterprise Florida had requested an amended resolution be approved, reflecting the increased level of employment and associated local match of 20 percent, estimated at \$150,000.

(9:10 a.m.) **Motion by Sanchez, seconded by Bryan, carried 4/0 with Stevenson absent, to adopt Resolution No. 2011-374, recommending Project Watch be approved as a Qualified Target Industry Business for the State of Florida QTI tax refund program to commit to pay up to \$150,000, as 20% local financial support to attract a new power generator manufacturing facility.**

RESOLUTION NO. 2011-374

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, RECOMMENDING PROJECT WATCH BE APPROVED AS A QUALIFIED TARGET INDUSTRY BUSINESS, PURSUANT TO SECTION 288.106, FLORIDA STATUTES; PROVIDING FOR LOCAL FINANCIAL SUPPORT IN THE FORM OF CASH FOR THE QUALIFIED TARGET INDUSTRY TAX REFUND WITH HIGH-IMPACT SECTOR BONUS; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE

The meeting moved back to Item 1.

(12/20/11 - 14 - 10:23 a.m.)
COMMISSIONERS' REPORTS

Commissioner Sanchez:

Sanchez reported on Fire Service having a Christmas toy and food drive at the Administration Building.

Sanchez wished a Merry Christmas and happy holidays to the staff.

(10:25 a.m.) Commissioner Bryan:

Bryan reported on attending the Northeast Florida Regional Council Elected Officials Reception and the quarterly meeting of the Florida Association of Counties Trust.

Bryan mentioned that he participated in the escort of Tyler Southern and his wife, on his motorcycle, to their new home, built by many volunteers in St. Johns County.

Bryan requested an update on the West Augustine project with the City of St. Augustine, which, Locklear provided. Discussion ensued.

Bryan reported on receiving a call from one of their constituents on SR 16, regarding the I-95 and SR 16 corridor.

Bryan wished a Merry Christmas to staff and everyone.

(10:32 a.m.) Commissioner Morris:

Morris wished everyone a Merry Christmas and safe holiday.

(10:32 a.m.) Commissioner Miner:

Miner thanked Bryan for his leadership as Chair for the past year; said the Commissioners worked well together as a Board, and that staff did an exceptional job.

Miner thanked all the volunteer boards and committees.

(12/20/11 - 15 - 10:34 a.m.)

COUNTY ADMINISTRATOR'S REPORT

Wanchick stated that they would like to start interviewing for the communication manager's position in January. He said that they usually pay the traveling expenses for anyone outside the Northeast Florida area and they had seven applicants. He said it would be about \$5,000 total for the expenses. He asked for the Board's concurrence to set that money aside, noting that they had the money in the budget. *There was consensus of the Board.*

Wanchick said he sent a memo about ten days ago regarding three new initiatives; the compassionate leave policy, the accepting and rejecting gift policy, and creating a program where employees could donate from an hour to one day of their vacation time to the United Way. (10:36 a.m.) *There was consensus of the Board.*

Wanchick reminded everyone that the County offices would be closed January 2, 2012, there was no BCC meeting on January 3, 2012, and that the next BCC meeting would be January 17, 2012.

(12/20/11 - 15 - 10:37 a.m.)

COUNTY ATTORNEY'S REPORT

McCormack said that the County had provided a Community Development Block Grant financial assistance loan for affordable housing at the address of 6225 Armstrong Road. He said that the house burned down, but was insured, and the insurance company had paid for the damage. He stated since the County had provided a loan pertaining to the affordable housing aspect, the County was on the insurance check. He asked for a consensus to authorize the county administrator, or his designee, to endorse the check so it could go into escrow, pertaining to rebuilding that house. (10:38 a.m.) *There was consensus by the Board to do so.*

McCormack said that he was touched by the invocation given by Father Gillespie. He said the invocation had been integral to the Board's civility policy and philosophy.

McCormack mentioned that Hanukkah began this night.

(12/20/11 - 15 - 10:40 a.m.)

CLERK OF COURT'S REPORT

With there being no further business to come before the Board, the meeting adjourned at 10:40 a.m.

REPORTS:

1. St. Johns County Board of County Commissioners Check Register, Check Nos. 477344-477522, totaling \$1,937,796.84 (11/29/11)
2. St. Johns County Board of County Commissioners Voucher Register, Voucher Nos. 7785-7828, totaling \$549,194.05 (11/29/11)
3. St. Johns County Board of County Commissioners Check Register, Check Nos. 477523-4775545, totaling \$48,022.99 (11/30/11)

4. St. Johns County Board of County Commissioners Voucher Register, Voucher Nos. 7829-7840, totaling \$17,163.96 (11/30/11)
5. St. Johns County Board of County Commissioners Check Register, Check Nos. 477546-477566, totaling \$40,757.14 (12/01/11)
6. St. Johns County Board of County Commissioners Check Register, Check Nos. 477567-477571, totaling \$150,250.22 (12/01/11)
7. St. Johns County Board of County Commissioners Check Register, Check Nos. 477572-477575, totaling \$411,157.99 (12/06/11)
8. St. Johns County Board of County Commissioners Voucher Register, Voucher Nos. 7841-7885, totaling \$152,642.39 (11/29/11)
9. St. Johns County Board of County Commissioners Check Register, Check Nos. 477751-477956, totaling \$783,603.74 (12/13/11)
10. St. Johns County Board of County Commissioners Voucher Register, Voucher Nos. 7886-7947, totaling \$924,496.21 (12/13/11)
11. St. Johns County Board of County Commissioners Check Register, Check Nos. 477957-477986, totaling \$66,330.63 (12/15/11)

CORRESPONDENCE:

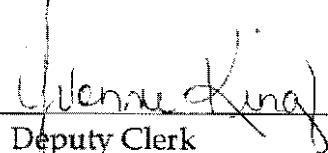
1. Letter dated December 8, 2011, to Liz Cloud, Program Administrator, Department of State, filing St. Johns County Ordinance Nos. 2011-42 through 2011-44.

Approved January 17, 2012

BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA

By: 
Mark P. Miner, Chair

ATTEST: CHERYL STRICKLAND, CLERK

By: 
Deputy Clerk

