

**MINUTES OF MEETING  
BOARD OF COUNTY COMMISSIONERS  
ST. JOHNS COUNTY, FLORIDA  
MAY 29, 2012  
(10:00 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, 500 San Sebastian View, St. Augustine, Florida.

Proof of publication of the notice of special meeting to consider and approve the precinct boundary changes in St. Johns County was received, having been published in *The St. Augustine Record* on May 18, 2012.

Present: Mark Miner, District 3, Chair  
Jay Morris, District 4, Vice Chair  
Cyndi Stevenson, District 1  
Ron Sanchez, District 2  
J. Ken Bryan, District 5  
Michael Wanchick, County Administrator  
Darrell Locklear, Assistant County Administrator  
Patrick McCormack, County Attorney  
Natasha Lirette, Deputy Clerk

(05/29/12 - 1 - 10:00 a.m.)  
CALL TO ORDER

Miner called the meeting to order.

(05/29/12 - 1 - 10:00 a.m.)  
ROLL CALL

The clerk called the roll and all commissioners were present.

(05/29/12 - 1 - 10:00 a.m.)  
INVOCATION

Chaplin Kelly Kemp, with the St. Johns County Sheriff's Office, gave the invocation.

(05/29/12 - 1 - 10:01 a.m.)  
PLEDGE OF ALLEGIANCE

Commissioner Morris led the Pledge of Allegiance.

(05/29/12 - 1 - 10:02 a.m.)  
PUBLIC COMMENT

There was no public comment.

(05/29/12 - 1 - 10:02 a.m.)  
ADDITIONS/DELETIONS TO SPECIAL MEETING AGENDA

There were no additions or deletions to the special meeting agenda.

(05/29/12 - 2 - 10:02 a.m.)

APPROVAL OF SPECIAL MEETING AGENDA

**Motion by Sanchez, seconded by Stevenson, carried 5/0, to approve the Special Agenda as submitted.**

(05/29/12 - 2 - 10:03 a.m.)

1. PUBLIC HEARING - CONSOLIDATION OF VOTING PRECINCT BOUNDARIES WITHIN ST. JOHNS COUNTY. RECENT LEGISLATIVE, JUDICIAL ACTIONS RELATING TO REAPPORTIONMENT, AND THE ADOPTION OF NEW DISTRICT LINES BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY AND THE SCHOOL BOARD OF ST. JOHNS COUNTY HAVE RESULTED IN THE NEED TO ESTABLISH NEW ELECTION PRECINCTS. THE SUPERVISOR OF ELECTIONS HAS REQUESTED, CONSENTED TO, AND APPROVED OF THE ALTERING AND CHANGING OF VOTER PRECINCT BOUNDARIES IN ST. JOHNS COUNTY, FLORIDA

Patrick McCormack, County Attorney, explained that, as a result of the latest census, new political districts and precinct boundaries had to be drawn. He introduced Vicky Oakes, Supervisor of Elections.

(10:04 a.m.) Vicky Oakes, Supervisor of Elections, gave a presentation on new voting precincts in St. Johns County, *Exhibit A*. She stated that redistricting occurred statewide, and that the Board was required to redraw its district lines. She was now required to redraw precinct lines, which state statute required the Board to approve. She stated that St. Johns County was now part of the Sixth Congressional District, Senate District Six, House Districts 17 and 24, and that there were new county commission and school board district boundaries. She explained how the boundaries were realigned, how voter habits had changed, e.g. voting by absentee ballot or early voting. She presented a map, *Exhibit B*, to illustrate the new precinct boundaries and reviewed some polling location changes, new ADA voting equipment requirements, and the associated costs. She stated that once the new precinct lines were approved, the voter education process would begin.

(10:14 a.m.) Commissioner Bryan asked Oakes how much would be saved by consolidating some voting precincts. Oakes stated four polling locations had been eliminated and the cost savings was estimated to be around \$30,000.

(10:15 a.m.) Commissioner Stevenson thanked Oakes for the overview and extended her appreciation for keeping the voters' experience consistent. She stated that only displacing twenty-five percent of the voters was great. She asked Oakes how the experience for voters with mobility issues would be different with the new ADA equipment. She also asked Oakes if there was one new ADA machine at every location and if the machines were mostly for sight and vision impaired. Oakes stated that the equipment being used this election would be used through 2014. Oakes stated that the SOE was required to purchase new ADA equipment prior to 2016 and there would be no equipment changes this year. Oakes stated a touch-screen was currently used for persons with disabilities. Stevenson asked Oakes how much new ADA voting equipment would cost. Oakes stated the early estimate on the ADA equipment was \$3,700.00 per unit. Oakes stated she had to buy one new ADA machine for each early voting site and polling location.

**Motion by Sanchez, seconded by Bryan, to adopt Resolution No. 2012-149, approving the altering and changing of voter precinct boundaries within St. Johns County.**

(10:19 a.m.) McCormack stated the resolution referred to an exhibit and requested to make a composite exhibit, which would include a listing of the precincts, the map from

the agenda and the detailed precinct map that the Supervisor of Elections provided. Sanchez and Bryan agreed to amend the motion to include McCormack's request to include a composite exhibit. The motion carried 5/0.

#### RESOLUTION NO. 2012-149

### A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, A POLITICAL SUBDIVISION OF THE STATE OF FLORIDA, ESTABLISHING VOTER PRECINCTS WITHIN THE COUNTY

(10:19 a.m.) Commissioner Miner recessed the special meeting.

(10:19 a.m.) The meeting convened as Community Redevelopment Agency.

(05/29/12 - 3 - 10:20 a.m.)

2. PRESENTATION ON MATTERS RELATING TO NUISANCE ABATEMENT AND CRIME PREVENTION, AS WELL AS PUBLIC DISCUSSION OF INFRASTRUCTURE PROJECTS, DEVELOPMENT OF ECONOMIC OPPORTUNITIES AND/OR OTHER RELEVANT ISSUES WITH THE WEST AUGUSTINE CRA. THE ST. JOHNS COUNTY BOARD OF COUNTY COMMISSIONERS, WHICH IS ALSO THE BOARD OF THE ST. JOHNS COUNTY COMMUNITY REDEVELOPMENT AGENCY, WILL BE BRIEFED ON MATTERS RELATING TO NUISANCE ABATEMENT AND CRIME PREVENTION, AS WELL AS, PUBLIC DISCUSSION OF DEVELOPMENT OF ECONOMIC OPPORTUNITIES AND/OR OTHER RELEVANT ISSUES WITH THE WEST AUGUSTINE CRA

Proof of publication of the notice of the CRA meeting, matters related to nuisance abatement and crime prevention was received, having been published in *The St. Augustine Record* on May 22, 2012.

McCormick briefed the Board on West Augustine CRA matters relating to nuisance abatement and crime prevention, *Exhibit A*. He asked for support from the CRA Board on the effort of County staff, community leaders and the Sheriff's Office to alleviate some of the critical elements of the environment, in terms of criminal activity, aesthetics, etc., in the West Augustine area. He covered goals and objectives and focused on three of the objectives furthering the economic development of the West Augustine CRA: 1) blighted conditions, 2) community policing, 3) incentives for appropriate economic development. He mentioned the success of the Vilano Town Center CRA. He stated that some of the instrumental developers for the Vilano Town Center CRA were invited to tour the West Augustine CRA with County staff; the goal was to try and gather developer interest in the West Augustine CRA. He reviewed economic corridors, 2011-2012 arrest statistics, and 2011-2012 emergency calls for Woodlawn Terrace, King Street Market and the Collier-Blocker-Puryear Park. Commissioner Stevenson asked McCormack to describe Woodlawn Terrace for those watching the meeting. McCormack stated that the Woodlawn Terrace property was a privately owned residential property in the West Augustine area. Commissioner Stevenson stated that it was a multi-family residential property. She asked if there was a community building or amenities. McCormack responded that Woodlawn Terrace was a residential multi-family apartment complex. He stated that King Street Market was a market, located right on King Street, that served the local community, and Collier-Blocker-Puryear Park was a community park in the West Augustine area. McCormack reviewed the solutions section of his presentation and stated that in order to pass the economic development visually eligible test it was going to take more than law enforcement. He expressed that property owners needed to be part of the team and

that hopefully they would be; if not, he expressed that they would receive some encouragement. Commissioner Stevenson asked if anyone was present from the Sheriff's Office; no Sheriff's Office representative was present. Stevenson asked who McCormack's main contact was on this project. He stated Officer Strickland. Stevenson asked McCormack to discuss the legal underpinnings, for the benefit of the public. McCormack stated that Chapter 163 of the Florida Statutes provided for community redevelopment areas. He stated that St. Johns County had adopted the Nuisance Ordinance for this particular area of St. Johns County. He also stated that the legal underpinning was a statutory provision for five different types of criminal offenses. He stated that one element of the five provisions was that not only could the criminal violator be sought after, but the property owner could be faced with fines and penalties. Stevenson stated that King Street Market was in the center of a really important part of the community and the objective was to work with the property owner to enhance the value for everyone. McCormack stated that the King Street Market was undergoing the Nuisance Abatement Ordinance process, and requested the CRA Board to consider authorizing the Chair of the CRA to send a letter to the Woodlawn Terrace property owner to encourage working with the County and the Sheriff's Office to improve some of the conditions. He stated the goal was to improve the area for residents, property owners and potential investors.

(10:40 a.m.) Bryan mentioned that the Vilano Beach area was flourishing. He and Commissioner Stevenson had attended the teacher/student plastic bottle boat race event. He stated that it had been a long journey for the Vilano CRA and it appeared that the West Augustine CRA was going to have a long journey as well. He noted that the Vilano area had growing economic development and community pride. However, the visual appearance of West Augustine needed improvement in order to grow. He acknowledged that community members had worked hard to improve the West Augustine area. He voiced that the County and the City of St. Augustine had a conflict involving West Augustine, but everyone needed to move forward to help the community in a positive way. He suggested that pressure placed on citizens, investors and the community would help ensure pride in the area.

(10:47 a.m.) Commissioner Miner explained that the improvements of West Augustine had been one of the top four goals of the Board and improvements for the community were moving forward. He stated that the Nuisance Abatement Ordinance was a move in the right direction and expressed that he liked the idea to have a letter sent on behalf of the CRA Board. He asked the Board for consensus on sending a letter. *Consensus of the Board was to send a letter.*

(10:48 a.m.) Commissioner Stevenson agreed with Miner's comments.

(10:50 a.m.) Commissioner Morris summarized McCormack's presentation by stating that three higher-than-average crime rate areas in West Augustine had been identified and additional action would be taken to clean up the areas. McCormack expressed the importance of getting the Board's support on moving forward, and asked for a consensus in order to contact the Woodlawn Terrace Apartments. McCormack stated his report was concluded.

(10:52 a.m.) Wanchick, County Administrator, stated that 15 million dollars had been invested in the West Augustine area in the last 10 years.

(10:54 a.m.) The meeting adjourned as the Community Redevelopment Agency.

(10:54 a.m.) The meeting convened as the County Commission.

(05/29/12 - 5 - 10:54 a.m.)  
COMMISSIONERS' REPORTS

Commissioner Sanchez:

Sanchez welcomed back Ellen Wittmer.

(11:15 a.m.) Subsequently, Sanchez received a call from a citizen regarding a 24 million dollar radio system that was purchased by the County. Sanchez requested that the concerned citizen call back to have all concerns related to the purchase addressed.

(10:58 a.m.) Commissioner Bryan:

Bryan spoke on the Purple Shirts Program that was initiated by pastor and community leader, Rev. Ron Rawls and other community leaders. He also wished a belated Happy Memorial Day to all service personnel and their families.

(10:59 a.m.) Commissioner Stevenson:

Stevenson expressed Memorial Day sentiments. She spoke on the aftermath of Beryl and communicated that she had checked on some of her long standing drainage problem areas and noted that all were doing well. She also commented on the Julington Creek retention pond levels. She spoke about legal settlements and asked Administration to look at the public communication process regarding becoming involved in a lawsuit, and how ongoing notices were communicated to the public. She stated that she had received questions and concerns on the lack of social media communication with the public during the recent storm event, and asked if the County maintained a Twitter or Facebook account. Administration stated that the County did not maintain either at this time. She clarified that she wanted to make sure the County was communicating events in a consistent manner.

(11:07 a.m.) Bryan commented on the lawsuit issue.

(11:09 a.m.) Miner stated that Administration and Legal would bring information back to the Board on the lawsuit concern.

(11:09 a.m.) Sanchez expressed thanks to the Legal Department for providing the commission with the pending status lawsuit report.

(11:10 a.m.) Commissioner Morris:

Morris spoke on the West Augustine CRA area and expressed gratitude to Tom Crawford and his organization on what they had accomplished for affordable housing.

(11:11 a.m.) Miner expressed thanks to Commissioner Morris, Melissa, Asha and Betty for covering the office while he was out of the country. He also thanked Vicky Oakes and her team for their leadership. Miner stated that Kathy Fleming, Executive Director of the St. Augustine Lighthouse, requested Miner write a letter of support, on behalf of the Board, to peruse grants that would not obligate the Board. Miner asked the Board for a consensus. *The Board gave a consensus for Miner to write the letter.* He thanked veterans, and their families, for their sacrifices. He also thanked Road & Bridge and Fire Rescue personnel, in conjunction with Emergency Management, for their hard work during tropical storm Beryl.

(11:12 a.m.) Bryan stated the beaches and boat ramps were being evaluated by staff on when to be reopened.

(11:13 a.m.) Wanchick spoke about the reopening of the beaches. He also spoke about tropical storm Beryl. He noted a post-storm meeting would be held in his office at 3:30 p.m. on May 29, 2012.

(05/29/12 - 6 - 10:54 a.m.)  
COUNTY ADMINISTRATOR'S REPORT

Wanchick corrected the "15 million dollar" investment figure in the West Augustine area to 50 million dollars invested in the West Augustine area.

(10:55 a.m.) Stevenson commented that the West Augustine area had been left behind and that there was no reason not to have economic prosperity in the area. She thanked Commissioner Bryan and Mr. White for their efforts on getting businesses to look at the West Augustine area.

(11:16 a.m.) Wanchick stated they were looking at rescheduling the amphitheater event that was canceled due to tropical storm Beryl.

(05/29/12 - 6 - 11:15 a.m.)  
COUNTY ATTORNEY'S REPORT

McCormack thanked interns Sally Raines and Brad Stackhouse for their help in developing the presentation material for the CRA item today.

(05/29/12 - 6 - 10:54 a.m.)  
CLERK OF COURT'S REPORT

No report.

(11:16 a.m.) With there being no further business to come before the Board, the meeting adjourned at 11:16 a.m.

Approved June 19, 2012

BOARD OF COUNTY COMMISSIONERS  
OF ST. JOHNS COUNTY, FLORIDA

By:   
Mark P. Miner, Chair

ATTEST: CHERYL STRICKLAND, CLERK

By:   
Deputy Clerk

