

**MINUTES OF MEETING
BOARD OF COUNTY COMMISSIONERS
ST. JOHNS COUNTY, FLORIDA
MARCH 21, 2017
9:00 A.M.**

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

Present: James K. Johns, District 1, Chair
Henry Dean, District 5, Vice Chair
Jeb S. Smith, District 2
Paul M. Waldron, District 3
Jay Morris, District 4
Michael Wanchick, County Administrator
Patrick McCormack, County Attorney
Bonnie A. Putman, Deputy Clerk

Also present: Darrell Locklear, Assistant County Administrator; Paolo Soria, Assistant County Attorney; Regina Ross, Deputy County Attorney

(03/21/17 - 1 - 9:00 a.m.)
CALL TO ORDER

Johns called the meeting to order.

(03/21/17 - 1 - 9:00 a.m.)
ROLL CALL

The clerk called the roll: All Board members were present.

(03/21/17 - 1 - 9:00 a.m.)
INVOCATION

Dr. Ronnie Warren, Christ the Redeemer Church of St. Augustine, gave the invocation.

(03/21/17 - 1 - 9:01 a.m.)
PLEDGE OF ALLEGIANCE

Johns led the Pledge of Allegiance.

(03/21/17 - 1 - 9:02 a.m.)
PUBLIC COMMENT

(9:03 a.m.) Linda Chambless, 3043 South Ponte Vedra Boulevard, Ponte Vedra Beach, Florida, spoke on the temporary easements and sand replacement/beach re-nourishment projects and thanked those involved in the process.

(03/21/17 - 1 - 9:06 a.m.)
DELETIONS TO CONSENT AGENDA

Wanchick provided the modifications to Consent Agenda Item No. 2, with new motion and to Consent Agenda Item No. 10, where the Tourist Development Council voted to include in-kind matches to the grant guidelines.

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

1. Motion to approve the Cash Requirement Report
2. Motion to adopt **Resolution No. 2017-90**, and the Memorandum of Understanding between the North Florida Transportation Planning Organization and the Board of County Commissioners of St. Johns County, Florida; and to approve a transfer in the amount of \$63,222 from Transportation Trust Fund Reserves (1131-59920) in order to appropriate funding for a comprehensive traffic study for the Ponte Vedra/Palm Valley area

RESOLUTION NO. 2017-90

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE TERMS AND CONDITIONS OF A MEMORANDUM OF UNDERSTANDING BETWEEN THE NORTH FLORIDA TRANSPORTATION PLANNING ORGANIZATION AND THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, TO FUND AND COMPLETE AN AREA WIDE COMPREHENSIVE TRAFFIC STUDY IN PONTE VEDRA/PALM VALLEY AREA

3. Motion to adopt **Resolution No. 2017-91**, approving the final plat for Schofield Acres

RESOLUTION NO. 2017-91

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING A PLAT FOR SCHOFIELD ACRES

4. Motion to adopt **Resolution No. 2017-92**, approving the final plat for Windward Ranch Phase Five

RESOLUTION NO. 2017-92

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING A PLAT FOR WINDWARD RANCH PHASE FIVE

5. Motion to adopt **Resolution No. 2017-93**, approving the final plat for Preserve at St. Johns

RESOLUTION NO. 2017-93

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING A PLAT FOR PRESERVE AT ST. JOHNS

6. Motion to adopt **Resolution No. 2017-94**, authorizing the notice required by Section 336.10, Florida Statute, for a public hearing on April 18, 2017, at 9:00 a.m., or at a date and time as soon thereafter as possible, to hear a request for the vacation of a portion of Oak Street, within the North Beach subdivision (VACROA 2015-12 Oak Street) (Schreck)

RESOLUTION NO. 2017-94

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AUTHORIZING THE NOTICE REQUIRED BY SECTION 336.10, FLORIDA STATUTE, FOR A PUBLIC HEARING ON APRIL 18, 2017, AT 9:00 A.M., OR AT A DATE AND TIME AS SOON THEREAFTER AS POSSIBLE, TO HEAR A REQUEST FOR THE VACATION OF A PORTION OF OAK STREET WITHIN THE NORTH BEACH SUBDIVISION

7. Motion to adopt **Resolution No. 2017-95**, authorizing the notice required by Section 336.10, Florida Statute, for a public hearing on April 18, 2017, at 9:00 a.m., or at a date and time as soon thereafter as possible, to hear a request for the vacation of the opened right-of-way of Seventh Street and the unopened right-of-way of Sixth Street located within the Vermont Heights subdivision (VACROA 2016-05 Park Place)

RESOLUTION NO. 2017-95

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AUTHORIZING THE NOTICE REQUIRED BY SECTION 336.10, FLORIDA STATUTE, FOR A PUBLIC HEARING ON APRIL 18, 2017, 9:00 A.M., OR AT A DATE AND TIME AS SOON THEREAFTER AS POSSIBLE, TO HEAR A REQUEST FOR THE VACATION OF THE OPENED RIGHT-OF-WAY OF SEVENTH STREET AND THE UNOPENED RIGHT-OF-WAY OF SIXTH STREET LOCATED WITHIN THE VERMONT HEIGHTS SUBDIVISION

8. Motion to adopt **Resolution No. 2017-96**, approving the terms, provisions, conditions, and requirements of a Reuse Agreement between St. Johns County, Florida, and Honours Golf - World Golf Village, LLC, providing for irrigation with reuse water; and authorizing the county administrator to execute an agreement, in substantially the same form and format as attached hereto, on behalf of St. Johns County

RESOLUTION NO. 2017-96

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE TERMS, PROVISIONS, CONDITIONS, AND REQUIREMENTS OF A REUSE AGREEMENT BETWEEN ST. JOHNS COUNTY, FLORIDA, AND HONOURS GOLF - WORLD GOLF VILLAGE, LLC, DEFINING REUSE SYSTEM IMPROVEMENTS AND RATES TO SUPPLY THE KING AND BEAR GOLF COURSE WITH REUSE WATER FOR IRRIGATION, AND AUTHORIZING THE COUNTY

**ADMINISTRATOR TO EXECUTE THE AGREEMENT
ON BEHALF OF ST. JOHNS COUNTY**

9. Motion to declare the attachments as surplus; and authorize the county administrator, or his designee, to dispose of same in accordance with Purchasing Policy 308 and Florida Statute 274
10. Motion to adopt the recommendation by the Tourist Development Council to approve the proposed Arts, Culture and Heritage Funding Program Guidelines attached hereto, with said guidelines being effective for the Fiscal Year 2018 program
11. Approval of a tennis court facility rental policy that limits the number of facilities that may be reserved for private rentals
12. Motion to adopt **Resolution No. 2017-97**, authorizing the county administrator, or his designee, to execute a purchase order, on behalf of the County, for the purchase of equipment for technology upgrades for the County's Judicial Center courtrooms, courtroom annex and jail, from CCS Presenting Better Solutions, Inc., at a price of \$155,185.50

RESOLUTION NO. 2017-97

**A RESOLUTION BY THE BOARD OF COUNTY
COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA,
AUTHORIZING THE COUNTY ADMINISTRATOR, OR
DESIGNEE, TO PURCHASE AND TO EXECUTE A
PURCHASE ORDER FOR TECHNOLOGY UPGRADES
FOR COURTROOM/JAIL FIRST APPEARANCES**

13. Motion to adopt **Resolution No. 2017-98**, authorizing the county administrator, or designee, to award Bid No. 17-02, Moultrie Crossing Master Lift Station Improvements, to G&H Underground Construction, Inc.; and to execute a contract, in substantially the same form and format as the attached hereto, for completion of the scope of work at a contract price not to exceed \$122,512.00

RESOLUTION NO. 2017-98

**A RESOLUTION BY THE BOARD OF COUNTY
COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA,
AUTHORIZING THE COUNTY ADMINISTRATOR, OR
DESIGNEE, TO AWARD BID NO. 17-02 AND TO
EXECUTE AGREEMENTS FOR MOULTRIE CROSSING
LIFT STATION IMPROVEMENTS**

Consent Agenda Item No. 14 was pulled and added to the Regular Agenda as Item No. 16.

14. Motion to amend the St. Johns County Fee Schedule for services provided by St. Johns County Departments for Fiscal Year 2017
15. Approval of Minutes: 1/17/17 - Regular Meeting

(03/21/17 - 5 - 9:07 a.m.)

ADDITIONS/DELETIONS TO REGULAR AGENDA

Wanchick requested to add an item regarding the Certification of Easements to the agenda; and an item regarding a letter of support for funding for hurricane debris removal from the St. Johns River, to be sent to the State and the Legislative Delegation. Johns added Item No. 14 for the Certification of Easements and Item No. 15 for the letter for additional funding.

Wanchick noted that additional information had been submitted, via red folder, for Item Nos. 1, 6, and 8.

(03/21/17 - 5 - 9:09 a.m.)

APPROVAL OF REGULAR AGENDA

(9:10 a.m.) Motion by Smith, seconded by Dean, carried 5/0, to approve the Regular Agenda, as amended.

(9:10 a.m.) McCormack stated that there was a citizen wanting to speak in public comment, and the overhead projectors were not working. He said that administration and one county commissioner may have to leave at 3:30 p.m.

(9:11 a.m.) David Williams, 1213 Cunningham Creek Drive, spoke in opposition to the fees, including a 33% increase in umpire fees, and the distribution of monies associated with church softball in St. Johns County; and noted that he had requested the policy associated with paying umpires on the field.

(9:16 a.m.) Waldron suggested pulling Consent Agenda Item No. 14 and placing it on the Regular Agenda for discussion.

(9:16 a.m.) Motion by Waldron, seconded by Dean, carried 5/0, to reconsider Consent Agenda Item No. 14.

(9:17 a.m.) Johns amended the Regular Agenda by adding Consent Agenda Item No. 14 to the Regular Agenda, as Item No. 16.

(9:18 a.m.) Motion by Waldron, seconded by Morris, carried 5/0, to approve the Consent Agenda, as now modified.

(9:18 a.m.) Motion by Morris, seconded by Dean, carried 5/0, to approve the Regular Agenda, as now modified.

(03/21/17 - 5 - 9:19 a.m.)

1. THIRD AND FINAL HEARING FOR LAND DEVELOPMENT REGULATION ORDINANCE - TEMPORARY MORATORIUM FOR UP TO TWELVE (12) MONTHS ON ACCEPTANCE, PROCESSING, OR ISSUANCE OF APPLICATIONS OR PERMITS FOR MEDICAL MARIJUANA DISPENSING ORGANIZATIONS FOR LOW-THC CANNABIS AND MEDICAL CANNABIS AND FOR MEDICAL MARIJUANA TREATMENT CENTERS FOR MARIJUANA FOR MEDICAL PURPOSES. ON MARCH 7, 2017, THE BOARD HEARD THE FIRST READING TO IMPLEMENT A TEMPORARY MORATORIUM ON ACCEPTANCE, PROCESSING, OR ISSUANCE OF APPLICATIONS OR PERMITS FOR ALL FORMS OF MEDICAL MARIJUANA (I.E., DISPENSING ORGANIZATIONS FOR LOW-THC CANNABIS AND MEDICAL CANNABIS AND FOR MEDICAL MARIJUANA TREATMENT CENTERS FOR MARIJUANA FOR MEDICAL PURPOSES). A COPY OF THE MORATORIUM IS ATTACHED FOR THE BOARD'S APPROVAL. THE

MORATORIUM IS SET TO RUN FOR UP TO TWELVE MONTHS. HOWEVER, THE MORATORIUM MAY BE EXTENDED, BY ORDINANCE, IF JUSTIFIED BY CIRCUMSTANCES. ADDITIONALLY THE MORATORIUM MAY BE REPEALED BY ORDINANCE, BY RESOLUTION, OR UPON SIMULTANEOUS ENACTMENT OF APPROPRIATE LAND DEVELOPMENT, OR OTHER REGULATIONS, PERTAINING TO MEDICAL MARIJUANA TREATMENT CENTERS. THE PLANNING AND ZONING AGENCY HEARD THIS ITEM AT ITS MARCH 16, 2017, HEARING. ADDITIONALLY, THE BOARD MAY, AT THIS HEARING, SET THE MORATORIUM FOR A PERIOD OF LESS THAN TWELVE MONTHS

Paolo S. Soria, Assistant County Attorney, presented the details of the proposed ordinance, via PowerPoint.

(9:20 a.m.) Jeff Tanner, 1701 Golden Lake Loop, provided background, as a former member of the Pasco County Sheriff's Office, and additionally, he worked in Denver in the cannabis industry. He spoke on the amount of revenue being generated through the sale of cannabis.

(9:23 a.m.) **Motion by Smith, seconded by Morris, carried 5/0, to enact Ordinance No. 2017-8, a temporary moratorium of up to twelve months for retail facilities of dispensing organizations and medical marijuana treatment centers.**

ORDINANCE NO. 2017-8

AN ORDINANCE OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ESTABLISHING A TEMPORARY MORATORIUM FOR A PERIOD OF UP TO TWELVE (12) MONTHS WITHIN THE UNINCORPORATED AREAS OF ST. JOHNS COUNTY; PROHIBITING THE ESTABLISHMENT AND OPERATION OF QUALIFIED DISPENSING FACILITIES FOR LOW-THC AND MEDICAL CANNABIS AND MEDICAL MARIJUANA TREATMENT CENTERS FOR MARIJUANA FOR MEDICAL PURPOSES DURING THE UP TO TWELVE MONTH MORATORIUM PERIOD; PROVIDING FOR FINDINGS; PROVIDING FOR SEVERABILITY; PROVIDING FOR CONFLICTS; AND PROVIDING AN EFFECTIVE DATE.

Rebecca Lavie entered the meeting at 9:24 a.m.

(03/21/17 - 6 - 9:24 a.m.)

2. PRESENTATION BY THE ST. JOHNS COUNTY CHAMBER OF COMMERCE - ECONOMIC DEVELOPMENT COUNCIL (EDC) UPDATE. THE ST. JOHNS COUNTY CHAMBER OF COMMERCE WILL PROVIDE A PRESENTATION TO THE BOARD OF COUNTY COMMISSIONERS ON PROGRAMS AND ACTIVITIES AT THE ST JOHNS COUNTY CHAMBER EDC

Melissa Glasgow, Director of Economic Development, stated the mission and duties of the department. She noted that the County contracted annually with the St. Johns County Chamber and the Small Business Development Center through the University of North Florida.

(9:26 p.m.) Victor Ramos, Chair of the EDC, provided an overview of the EDC's mission and the members of the executive board, via PowerPoint.

(9:29 p.m.) Declan Reiley, Vice President of Economic Development for the St. Johns County Chamber of Commerce, spoke on partnerships with the EDC and reported on the Annual Report for Fiscal Year 2015-16, via PowerPoint.

(9:43 a.m.) Ramos spoke on the EDC's relationship with the Commission and the County.

(9:44 a.m.) Dean commented that members of the EDC reached out to him when he was elected to the Board and he was appreciative. Additionally, he thanked Ramos for his volunteerism.

(03/21/17 - 7 - 9:44 a.m.)

3. PRESENTATION BY THE UNIVERSITY OF NORTH FLORIDA (UNF) SMALL BUSINESS DEVELOPMENT CENTER (SBDC). CATHY HAGAN, AREA DIRECTOR FOR THE UNIVERSITY OF NORTH FLORIDA SMALL BUSINESS DEVELOPMENT CENTER (SBDC) AND MARGE CIRILLO, CERTIFIED BUSINESS ANALYST WILL PROVIDE AN UPDATE TO THE BOARD OF COUNTY COMMISSIONERS ON PROGRAMS AND ACTIVITIES AT THE ST. JOHNS COUNTY SBDC OFFICE. ST. JOHNS COUNTY HAS AN AGREEMENT WITH THE UNIVERSITY OF NORTH FLORIDA SMALL BUSINESS DEVELOPMENT CENTER TO PROVIDE SERVICES TO ASSIST NEW AND EXISTING BUSINESSES IN ST. JOHNS COUNTY

Melissa Glasgow, Director of Economic Development, stated how fortunate the County was to have the SBDC in St. Johns County.

(9:45 p.m.) Cathy Hagan, Area Director for the University of North Florida SBDC and Marge Cirillo, Certified Business Analyst, provided an update on programs and activities at the St. Johns County SBDC office, via PowerPoint.

(9:55 a.m.) Johns commented on the EDC, the Chamber, and the SBDC's assistance after Hurricane Matthew. Dean agreed with Johns' comment.

Lavie and Ross left the meeting at 9:56 a.m.

(03/21/17 - 7 - 9:56 a.m.)

4. PUBLIC HEARING - REZ 2016-14, LOTS 5 & 6 COSTANERO ROAD. REQUEST TO REZONE TWO EXISTING PLATTED LOTS OF APPROXIMATELY .46 ACRES FROM COMMERCIAL NEIGHBORHOOD (CN) TO RESIDENTIAL MANUFACTURED/MOBILE HOME OR SINGLE-FAMILY (RMH(S)) TO ALLOW FOR THE CONSTRUCTION OF TWO SINGLE-FAMILY HOMES

Proof of publication of the notice of public hearing on REZ 2016-04, Costanero Road, was received, having been published in *The St. Augustine Record* on January 18, 2017.

Waldron disclosed ex parte communication, stating that he had driven by the site.

Valerie Stukes, Planner, presented the details of the request, via PowerPoint.

(9:58 p.m.) Johns questioned the number of single-family homes to be constructed.

(10:00 a.m.) **Motion by Dean, seconded by Waldron, carried 5/0, to enact Ordinance No. 2017-9; REZ 2016-14, a request to rezone approximately .46 acres from Commercial Neighborhood (CN) to Residential Manufactured/Mobile Home or Single-Family (RMH(S)), based upon four Findings of Fact.**

ORDINANCE NO. 2017-9

AN ORDINANCE OF THE COUNTY OF ST. JOHNS, STATE OF FLORIDA, REZONING LANDS AS DESCRIBED HEREINAFTER FROM THE PRESENT ZONING CLASSIFICATION OF COMMERCIAL NEIGHBORHOOD (CN) TO RESIDENTIAL MOBILE HOME SINGLE FAMILY (RMH(S)); MAKING FINDINGS OF FACT; REQUIRING RECORDATION; AND PROVIDING AN EFFECTIVE DATE

(03/21/17 - 8 - 10:00 a.m.)

5. PUBLIC HEARING - REZ 2016-12, WINDSONG ACRES. REQUEST TO REZONE APPROXIMATELY 8.3 ACRES FROM OPEN RURAL (OR) TO RESIDENTIAL SINGLE-FAMILY (RS-3), SPECIFICALLY LOCATED AT 2895 OLD MOULTRIE ROAD

Proof of publication of the notice of public hearing on REZ 2016-12, Windsong, was received, having been published in *The St. Augustine Record* on January 11, 2017.

All commissioners disclosed ex parte communication, stating that they had met, individually, with the applicant, Chris Shee, and his council, Susan Bloodworth, to discuss the project, the land use, the Planning and Zoning Agency's vote and school capacity.

(10:01 a.m.) Patrick Doty, Planner, presented the request to rezone, via PowerPoint.

(10:05 a.m.) Chris Shee, Mastercraft Builder Group, 1629 Race Track Road Suite 201, provided his company's background and a summary of the project, via PowerPoint.

(10:13 a.m.) **Motion by Dean, seconded by Waldron, carried 5/0, to enact Ordinance No. 2017-10, REZ 2016-12, Windsong Acres, a request to rezone approximately 8.3 acres from Open Rural (OR) to Residential Single-Family (RS-3), based upon four Findings of Fact.**

ORDINANCE NO. 2017-10

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 RESIDENTIAL, SINGLE-FAMILY (RS-3); MAKING FINDINGS OF FACT; REQUIRING RECORDATION; AND PROVIDING AN EFFECTIVE DATE

(03/21/17 - 8 - 10:13 a.m.)

6. PUBLIC HEARING - NZVAR 2016-02, CHINMAYA MISSION SAINT AUGUSTINE, A REQUEST FOR A NON-ZONING VARIANCE FROM THE LAND DEVELOPMENT CODE, SECTION 6.04.07.B.1, TO ALLOW A NON-RESIDENTIAL DEVELOPMENT TO ACCESS AN EXISTING NON-PAVED AND STABILIZED EASEMENT. THE PROPERTY OWNED BY CHINMAYA MISSION SAINT AUGUSTINE IS PROPOSED TO HOUSE THE CHINMAYA MISSION CHURCH SANCTUARY, WHICH IS CURRENTLY IN REVIEW FOR CONSTRUCTION APPROVAL BY THE COUNTY. IT WAS BROUGHT TO THE ATTENTION OF THE APPLICANT THAT THE COUNTY LAND DEVELOPMENT CODE REQUIRES THAT COMMERCIAL PROJECTS BE ACCESSED FROM A ROAD MEETING THE STANDARDS OF 6.04.00. THE

APPLICANT IS SEEKING RELIEF FROM BRINGING THE EXISTING EASEMENT THAT CURRENTLY SERVES THE AREA. THERE ARE SIX PARCELS THAT CURRENTLY TAKE ACCESS FROM THE EASEMENT, INCLUDING THE MISSION. THE MISSION IS LOCATED APPROXIMATELY 1,300 FEET FROM THE START OF THE EASEMENT. THE MISSION CHOSE THE PROPERTY FOR ITS NEW CHURCH DUE TO THE RURAL AND WOODED NATURE OF THE AREA. THE APPLICANT HAS STATED THAT THE CHURCH IS DESIGNED TO MAINTAIN THE NATURAL BEAUTY OF THE SITE AND PRESERVE AS MUCH OF THE NATURAL VEGETATION AS POSSIBLE. THROUGH THE VARIANCE PROCESS, THE MISSION HAS AGREED TO INCREASE THE STABILIZED WIDTH OF THE EASEMENT TO 20' AND TO MAINTAIN THE NEW STABILIZED SURFACE

Proof of publication of the notice of public hearing on NZVAR 2016-02, Chinmaya, was received, having been published in *The St. Augustine Record* on February 28, 2017.

Smith disclosed ex parte communication, stating that he had met with both parties; discussed the building design; received an email from the attorney involved, regarding the easement and the reciprocal easement agreement; met with neighbors, regarding road conditions; and had driven to the property. He referenced page 8 of the staff report, noting a private restriction on the easement, Land Development Code (LDC) title issues and impediments, and that the County may decline until the legal issues were resolved. He stated his concerns and submitted the letter from the attorney into public record, *Exhibit A*.

(10:17 a.m.) Soria spoke on the letter that was submitted and his communication with the opposition's attorney. He noted that there was a provision in the LDC if the Board was uncomfortable in proceeding, due to possible litigation.

(10:18 a.m.) McCormack provided details on the LDC provision, Section 9.00.09, Title Issues or Impediments.

(10:24 a.m.) Dean, Morris, Waldron, and Johns disclosed ex parte communication, stating they had spoken, individually, with the adjacent neighbors. Waldron also stated he had visited the site. All commissioners agreed that the request should be placed on hold until resolution of the outlying issues.

(10:26 a.m.) Motion by Dean, seconded by Smith, to suspend the public hearing, NZVAR 2016-02, Chinmaya Mission St. Augustine, variance to Land Development Code Section 6.04.07.B.1, until such a time that the private easement contract agreement has been reasonably resolved to the satisfaction of the County Administrator or his designee.

(10:28 a.m.) Bruce Stutsman, President and Principal Shareholder at Stutsman Law Firm, P.A., 1301 Hammond Boulevard, provided information on Solano Creek Road, the property owners, and the private easement agreement.

(10:35 a.m.) James Whitehouse, St. Johns Law Group, 104 Seagrove Main Street, spoke on the non-zoning variance, the easement, and property rights.

(10:40 a.m.) McCormack advised allowing an opportunity for public comment; however, stated that both the applicant and opposition were represented by council, so to hear individual comments was not needed, but if granted by the Chair, he recommended that public comment should be only regarding the continuance of the item.

(10:42 a.m.) Ervin Bullock, 4370 Coastal Highway, requested approval of the easement and spoke highly of the Chinmaya Mission Church, introducing audience members from the Center for Spiritual Living, noting an inter-faith community.

(10:44 a.m.) Dilara Hafiz, 252 Saint George Street, spoke in support of the request, due to freedom of religion.

(10:45 a.m.) McCormack spoke on land uses for the property, which included religious observances.

(10:46 a.m.) Michael Byrne, 6260 Solano Creek Road, spoke in opposition to the request, provided background on the easement, including visiting the County offices to find legal requirements for easements and speaking with every property owner on the traffic concerns and supporting residential use only.

(10:49 a.m.) Carol Nixon, 5566 Don Manuel Road, Elkton, Florida, spoke in opposition to the request due to traffic and safety concerns, road maintenance, and it taking away from the reasons for moving to the property.

(10:53 a.m.) Louis Nixon, 5566 Don Manuel Road, Elkton, Florida, spoke in opposition to the easement due to speeding and road concerns, and he felt it would negate the peaceful character of the property.

(10:55 a.m.) Rev. Ruth Jenson-Forbell, 2915 CR 214, Founding Pastor of First Coast Metropolitan Community Church, spoke on the approval of a variance for her church, road improvements and a maintenance agreement with the neighborhood, accessibility for emergency vehicles, and the positive effects to the entire community.

(10:58 a.m.) Dr. Shriram Marathe, 102 East North Carolina Avenue, Hastings, Florida, spoke in support of the mission due to how it had changed his life and believed it to be an asset to the community.

(11:01 a.m.) Jean Cochran, 6310 Solano Creek Road, Elkton, Florida, spoke in opposition to the request due to traffic concerns and referred to photos of Solano Road.

(11:04 a.m.) Rev. Ken Wilcox, Minister at the Center for Spiritual Living and President of the St. Augustine Inter-Faith Community, spoke in support of the Chinmaya Mission and requested an approval and a vote today.

(11:05 p.m.) Rev. Amy Camp, 53 Lee Drive, Parrish Associate at the Memorial Presbyterian Church, spoke in support of the Chinmaya Mission and the peacefulness of the place, stating she had worked with Ms. Ayers, who emphasized devotion.

(11:07 a.m.) Ava Glicksteen, 29-F Fountain of Youth Boulevard, stated her concerns for emergency services on the road.

(11:08 a.m.) Teza Lord, 218 Harvard Road, on behalf of her husband, Carter Lord, spoke in support of the Chinmaya Mission, due to the small number of visitors and cars, and positive changes to the land. She supported a decision to be made today.

(11:10 a.m.) Cindy Wilson, 6260 Solano Creek Road, spoke in opposition of an expansion, a commercial building, and increased traffic. She stated that the easement protected the residents and that the Mission could be built somewhere where it would not impinge on private property rights.

(11:12 a.m.) Catherine Duncan, 5 Althea Street, architect for the project, supported hearing the non-zoning variance, presented the scale and uses of the property, via PowerPoint slides. Additionally, she provided a rendering, *Exhibit B*.

(11:15 a.m.) Dean clarified that a motion had been made to suspend this item and that public comment was to be on the continuance only.

(11:16 a.m.) Arpita Ayers (aka Radhikananda), 6175 Solano Creek Road, spoke on the purpose of the church and the limited parking. She spoke on hiring off-duty deputies, due to escalating neighborhood tactics and intimidation to visitors, and stated the Mission would take responsibility for road maintenance.

(11:19 a.m.) Vilasini Elizabeth Balakrishnan, 745 Charmwood Drive, spoke on the plans for the mission and zoning for the property.

(11:20 a.m.) **Subsequently, the motion carried 5/0.**

(11:21 a.m.) McCormack spoke to this dispute and advised dispute resolution with a mediator.

(11:22 a.m.) Dean thanked those who spoke on this item. He provided information on property rights and stated the issues needed to be resolved in Circuit Court, prior to it being brought before the Board of County Commissioners.

(03/21/17 - 11- 11:24 a.m.)

7. PUBLIC HEARING - MAJMOD 2015-22, SANDY CREEK. A REQUEST FOR A MAJOR MODIFICATION TO THE SANDY CREEK PLANNED UNIT DEVELOPMENT TO REVISE RECREATIONAL AMENITIES; MODIFY A PORTION OF THE PRIMARY ACCESS; REDUCE THE NUMBER OF UNITS THAT REQUIRE A SECOND ACCESS; ALLOW SIGNAGE FACING I-95 TO REMAIN; ALLOW LOT OWNERS TO FENCE YARDS WITHOUT ENCROACHMENT IN UPLAND OR PERIMETER BUFFER(S); AND, EXTEND PHASING TO ALLOW AN ADDITIONAL FIVE YEARS TO COMPLETE THE REMAINING SINGLE-FAMILY PHASE (PHASE 2), AND AN ADDITIONAL TEN YEARS FOR THE MULTI-FAMILY AND INDUSTRIAL PHASES (PHASE 3). ON MARCH 2, 2017, THE PLANNING AND ZONING AGENCY VOTED 6-1 TO RECOMMEND APPROVAL OF THE PROJECT TO THE BOARD, SUBJECT TO INCORPORATION OF TRANSPORTATION STAFF'S RECOMMENDATION INTO THE PUD TEXT

Proof of publication of the notice of public hearing on MAJMOD 2015-22, Sandy Creek (Multi), was received, having been published in *The St. Augustine Record* on January 25, 2017.

All commissioners disclosed ex parte communication, stating they had individually met with the applicants and discussed the item.

(11:25 a.m.) Georgia Katz, Senior Planner, presented the details of the request, which included the revised recreational amenities, via PowerPoint.

(11:29 a.m.) Jan Trantham, Transportation Planner, summarized the transportation requests, which included shortening the primary collector road and modifying the threshold for the requirement for the second access into the community, via PowerPoint.

(11:38 a.m.) Katz continued the presentation regarding signage, fencing, phasing, and directional signage.

(11:40 a.m.) Smith questioned the cost of the proposed traffic modifications and whether the proposed improvements would, in the future, impede the traffic flow of the adjacent businesses.

(11:41 a.m.) Phuong Nguyen, Transportation Planning Manager, responded that the cost of the latest median improvements on SR 207 was approximately \$300,000. He felt any impediments to the future traffic flow would be minimal.

(11:45 a.m.) Waldron, referencing page 3 of the *Documents to Be Recorded* in the agenda packet, noted a decrease in open space for recreation. Katz responded and discussion ensued on the original approval time of the project; improvements to Intersection 95; traffic concerns and the expired phasing of the PUD. Discussion continued on the second access being postponed; safety concerns; proposed developments; residents' understanding of the right turn only and second access; recreation facilities, with the dissolution of the CDD; the need for private recreation facilities to substantially relieve other public facilities, providing equivalent cost to the County; and school compatibility. Katz responded that the applicant had met the County's standards.

(11:58 a.m.) Ellen Avery-Smith, Rogers Towers Law Firm, 100 Whetstone Place, responded to the questions, including the PUD amended text and the school population numbers; and presented a summary of the request, via PowerPoint.

(12:07 p.m.) Bill Shilling, Kimley, Horn, and Associates, 12740 Gran Bay Parkway Suite 2350, Jacksonville, Florida, spoke on the modifications requested, including a second access, a U-turn analysis, and an extension of, and improvements to, the eastbound right turn lane.

(12:18 p.m.) Avery-Smith continued the presentation, stating that the PUD approval had expired; however, the construction plans were still valid through the end of 2019.

(12:22 p.m.) Bill Rogers, 120 Spring Creek Way, resident of Sandy Creek Phase 2, spoke on the traffic concerns when exiting the development and the need for a second access through the Pilot gas station.

(12:25 p.m.) Ellen Whitmer, 1178 Natures Hammock Road South, Fruit Cove, Florida, spoke in opposition to the signage becoming permanent and was interested in the residential phasing being a mitigation bank.

(12:26 p.m.) Keith Vellenga, 226 Clear Creek Court, addressed the westbound traffic and recommended an additional U-turn option and stated that the residents believed there would be no CDD fees.

(12:28 p.m.) Avery-Smith responded to public comment concerns, regarding single-family residential to a mitigation bank and the signage.

(12:29 p.m.) Shilling responded to public comment concerns regarding traffic solutions. Discussion ensued on traffic concerns, the community development district (CDD), the amenities center, and a mitigation bank.

(12:40 p.m.) John Semanik, President of SEDA New Homes, Inc., 2120 Corporate Square Boulevard, Jacksonville, Florida, spoke on the mitigation bank and believed approval would take place in the next 30 to 60 days. Discussion continued on traffic concerns and the need for recreational facilities. Avery-Smith responded and provided a summary of modifications and spoke to the wants of the residents.

(12:48 p.m.) Waldron questioned the uses of the collector road. Trantham and Nguyen responded.

(12:51 p.m.) McCormack provided the action required by the Board, and as an option, based on the unknown of the mitigation bank, to continue the matter until mitigation was resolved. Avery-Smith responded that the PUD deadline was April 1, 2017.

(12:53 p.m.) Morris requested clarification of the request and the increase in traffic. Avery-Smith responded.

(12:55 p.m.) Soria provided clarification on the expiration of the PUD and Johns summarized the request. Discussion continued on traffic concerns, the CDD, amenities, and a second access.

(1:03 p.m.) Johns suggested a continuation. Semanik spoke on dissolving the CDD and the proposed amenities from the original PUD, which included a pool, a basketball court and a cabana.

The meeting recessed at 1:07 p.m. and reconvened at 1:16 p.m.

(1:17 p.m.) Semanik stated that there would be recreational availability inside the mitigation bank. Avery-Smith spoke on making it a publically available place to ride bikes, hike, etc. Discussion continued on the Board's options, proposed language, and traffic concerns.

The meeting recessed for lunch at 1:24 p.m. and reconvened at 2:10p.m., with all Commissioners, Locklear, McCormack, Soria, and Putman in attendance.

(2:10 p.m.) Avery-Smith provided the following proposed language, to be inserted into the PUD text, *"The project will provide general public access to the mitigation bank property owned by the owner, south of the PUD. Parking and trailhead improvements will be provided by the owner, within the PUD property, prior to the County's approval of a plat for the 345th single-family unit within the project. Parking and trailhead details will be provided on an incremental Master Development Plan (MDP)."*

(2:12 p.m.) Motion by Dean, seconded by Morris, carried 5/0, to enact Ordinance No. 2017-11, MAJMOD 2015-22, Sandy Creek PUD, subject to the six Findings of Fact in the Staff Report, as amended with the language, substantially in that form [as stated by the applicant].

ORDINANCE NO. 2017-11

AN ORDINANCE OF THE COUNTY OF ST. JOHNS, STATE OF FLORIDA, APPROVING A MAJOR MODIFICATION TO THE SANDY CREEK PLANNED UNIT DEVELOPMENT (PUD), ORDINANCE NO. 2003-67, AS AMENDED; MAKING FINDINGS OF FACT; PROVIDING A SAVINGS CLAUSE; REQUIRING RECORDATION AND PROVIDING AN EFFECTIVE DATE

Regular Agenda Items No. 8 and No. 9 were heard together.

(03/21/17 - 14 - 2:13 p.m.)

8. PUBLIC HEARING - COMPAMD 2016-01, ICI/MIDDLEBOURNE. REQUEST TO AMEND THE FUTURE LAND USE MAP FROM RURAL/SILVICULTURE (R/S) TO RESIDENTIAL-B AND COMMUNITY COMMERCIAL WITH A TEXT AMENDMENT, LIMITING THE DEVELOPMENT TO A MAXIMUM OF 450 SINGLE-FAMILY DWELLING UNITS, A MAXIMUM OF 187,500 SQUARE FEET OF COMMERCIAL SPACE, AND A MAXIMUM OF 152,500 SQUARE FEET OF OFFICE SPACE. THE SUBJECT PROPERTY IS LOCATED AROUND THE INTERSECTION OF LONGLEAF PINE PARKWAY AND VETERANS PARKWAY. THE PLANNING AND ZONING AGENCY RECOMMENDED DENIAL, WITH A 6-0 VOTE, AT ITS JANUARY 19, 2017, REGULAR MEETING

Proof of publication of the notice of public hearing on COMPAMD 2016-01, ICI Middlebourne, was received, having been published in *The St. Augustine Record* on February 27, 2017.

Teresa Bishop, Planning Division Manager, presented the details of the request, including the waivers, via PowerPoint.

(2:25 p.m.) Ellen Avery-Smith, Roger Towers, 100 Whetstone Place, introduced those attending on behalf of ICI Homes, including Mori Hosseini, Chairman and CEO of ICI Homes.

(2:26 p.m.) Mori Hosseini, Chairman and CEO of ICI Homes, 2379 Beville Road, Daytona Beach, Florida, stated his vision for the all-inclusive project; with private roads within the gated community; office space and shopping; and a price point of \$550,000.

(2:28 p.m.) Avery-Smith presented a summary of the project, via PowerPoint.

(2:48 p.m.) Johns questioned the costs associated with building the schools. Avery-Smith responded and referred to the 2016-2017 Five Year District Facilities Work Plan, from the School Board meeting held October 11, 2016, *Exhibit A*. Discussion ensued on road capacity.

(2:51 p.m.) Phuong Nguyen, Transportation Development Manager, responded that the assessments of road deficiencies were based on the current traffic conditions and approved developments. He discussed upcoming road improvements.

Wanchick entered the meeting at 2:51 p.m.

(2:54 p.m.) Rajesh Chindalur, Chindalur Traffic Solutions, Inc., 8515 Baymeadows Way Jacksonville, Florida, clarified the existing and future deficiencies linked with the affected roads.

(2:55 p.m.) Waldron spoke on the letter from the St. Johns County School Board, which was included in the agenda packet. Avery-Smith stated that she believed the letter was only referring to the schools that would be utilizing the half-cent sales tax. Discussion ensued on traffic capacity, the Transportation Trust Fund deficit, public school capacity, and funding.

(3:03 p.m.) Avery-Smith continued the presentation, which included information on school capacity, tax benefits and the modification to the transportation improvements.

(3:07 p.m.) Nguyen responded that out of the five deficient segments, this project would trip the threshold of Veteran's Parkway to deficiency, the portion of Longleaf Parkway from Racetrack Road to Veteran's Parkway; and stated that Racetrack Road from

Bartram Park to St. Johns Parkway was considered fully funded. Discussion ensued on current and future deficiencies.

(3:12 p.m.) Chindalur stated that the trips generated by the project, would not need to travel at all, due to the project's all-inclusive nature.

(3:14 p.m.) David Haas, ICI Homes, spoke on the transportation network and the major traffic deficiencies; the project's proportionate share; discretionary spenders local to St. Johns County; school capacity and taxes generated from the project; and stated that commercial development would follow the rooftops. Discussion ensued on proportionate fair share, deficiencies, funding, the cost of widening the segments of the roads to four lanes, and the option for the applicant to pay to construct or pay the proportionate fair share cost.

Ross entered the meeting at 3:36 p.m.

(3:29 p.m.) Soria stated that it was the applicant's option to pay for construction or to pay the proportionate fair share, pursuant to Florida State Statute 163.3180.

(3:29 p.m.) Avery-Smith read from the revised PUD text, on page 8 of the submitted documentation, Sub-section 2d, and requested approval of the additional language; and noted the proposed road improvements that would be funded by ICI.

(3:37 p.m.) Hosseini stated he would build the road for \$6 million. Morris stated that with the County's financial deficit, a commitment from another developer for \$4 million would be needed. Discussion ensued on the future projects and funding for the deficient road segments that were over capacity.

(3:45 p.m.) Dean stated that a new development should pay for itself, but new developments should not pay for past sins, when they were paying their fair share. He stated he would vote to approve this request; however, he had to leave for Washington.

(3:47 p.m.) Bill Watson, 1901 Island Walkway, Fernandina, Florida, Radiant Places and Property, on behalf of the land owner, Terra Pointe, LLC, explained that the landowner had been approached by developers interested in the property and had been selective when choosing to work with ICI, based on their high quality of work.

(3:49 p.m.) Ellen Whitmer, 1178 Nature's Hammock Road South, Fruit Cove, Florida, spoke in opposition to project and stated that people would move into St. Johns County if there were high paying jobs. She spoke on the huge deficits in the northwest quadrant of the County; stated the quality of life had eroded and that congestion was terrible. She believed that people, at some point, would cease to move to the County due to these conditions.

(3:52 p.m.) Justin Palesotti, St. Johns Middle School Athletic Association, spoke in opposition to the developments, due to the lack of school capacity, including only 42 open seats in middle schools.

(3:54 p.m.) Teresa Beard, 32 Tribeca Court, spoke in opposition to the timing of the development, the widening of Veteran's Parkway, and the current traffic congestion.

(3:56 p.m.) Chris Shee, 1629 Racetrack Road Suite 102, commended ICI Homes, due to the value of their homes, and stated that residents were expecting a lot more than what they were paying in and felt the developers should not be blamed.

(3:59 p.m.) J.B. Roth, 44 Tribeca Court, stated that the county was not ready for this development, due to a lack of funding, schools and roads. He was also in opposition to building commercial right next to residential.

(4:02 p.m.) Penny Roth, 44 Tribeca Court, spoke on traffic congestion and stated that she was told that there were wetlands, a buffer, which would not be developed. She was against the commercial development.

(4:05 p.m.) Dick Williams, 193 Plantation Circle South, Ponte Vedra Beach, stated that this project was heard by the Planning Zoning Agency and the Agency had recommended a denial. He shared his reasoning behind his opposition to the project.

(4:09 p.m.) Smith shared his reasoning for opposing the project, which included the shortfall in infrastructure, slowing down growth, meaning it was a timing issue, with the recession; and he stated there were previously approved developments that have not been fulfilled.

(4:11 p.m.) Avery-Smith requested to table the item until a full Board was available to vote on it.

(4:13 p.m.) Smith stated that he was not interested in a continuance. Morris questioned the difference between a continued item and a pulled item. McCormack explained that a continuance was an active application and pulled was no longer active and there would need to be a new application; the Board would have to approve either one. Avery-Smith would like a continuance due to not having a full Board; and requested to reconvene with Board discussion and vote, not another public hearing.

(4:15 p.m.) Morris stated he did not think it would be fair not to continue, since Dean stated he would vote in support of the project. Discussion ensued on solving the County's transportation problems, with no timeline on when it would be solved, no recommendation on solving the deficiency on Veteran's Parkway and future projects.

Ross left the meeting at 4:18 p.m.

(4:22 p.m.) **Motion by Smith, seconded by Morris, carried 4/0, with Dean absent, to continue the COMPAMD 2016-01 ICI/Middlebourne and PUD 2016-03 ICI/Middlebourne, to a date uncertain.**

Regular Agenda Items No. 8 and No. 9 were heard together.

(03/21/17 - 16 - 2:13 p.m.)

9. PUBLIC HEARING - PUD 2016-03, ICI / MIDDLEBOURNE. REQUEST TO REZONE APPROXIMATELY 572 ACRES OF LAND FROM OPEN RURAL (OR) TO PLANNED UNIT DEVELOPMENT (PUD) FOR PROPERTY KNOWN AS ICI/MIDDLEBOURNE TO ALLOW FOR THE DEVELOPMENT OF 450 SINGLE-FAMILY DWELLING UNITS, 187,500 SQUARE FEET OF COMMERCIAL SPACE, AND 152,500 SQUARE FEET OF OFFICE SPACE. THE SUBJECT PROPERTY IS LOCATED AROUND THE INTERSECTION OF LONGLEAF PINE PARKWAY AND VETERANS PARKWAY. THE PLANNING AND ZONING AGENCY RECOMMENDED DENIAL WITH A 6-0 VOTE AT ITS JANUARY 19, 2017, REGULAR MEETING

Proof of publication of the notice of public hearing on PUD 2016-03, Middlebourne PUD, was received, having been published in *The St. Augustine Record* on February 27, 2017.

(2:13 p.m.) Smith, Dean, Morris, and Waldron disclosed ex parte communication, stating they had met with the applicant, David Haas, ICI Homes, and the applicant's representation, Ellen Avery-Smith, Rogers Towers, discussing allocation of transportation funds, a potential relationship with WCI Communities, Inc., school improvements, ICI Homes, and the projected number of school-aged children. Johns stated that he had also met with the applicant, the applicant's representation, in addition to Bill Shilling, of Kimley, Horn, and Associates, and Mori Hosseini, Chairman and CEO of ICI Homes, regarding the scope of work and other project details.

(03/21/17 - 17 - 4:22 p.m.)

10. PRESENTATION BY BARTH AND ASSOCIATES FOR THE PHASE I FINDINGS OF THE ST. JOHNS COUNTY PARKS AND RECREATION MASTER PLAN. BARTH AND ASSOCIATES, ON BEHALF OF THE ST. JOHNS COUNTY PARKS AND RECREATION DEPARTMENT, WILL PRESENT THE PHASE I FINDINGS OF THE PARKS AND RECREATION VISIONING AND MASTER PLAN. ITEMS PRESENTED WILL INCLUDE THE EVALUATION OF ST. JOHNS COUNTY'S EXISTING PARKS AND RECREATION SYSTEM AND FACILITIES, AN ASSESSMENT OF RESIDENTS' NEEDS AND PRIORITIES AND ANALYSIS OF PARKS AND FACILITIES LEVELS OF SERVICE WITHIN EXISTING IMPACT FEE DISTRICTS

Wil Smith, Director of Parks and Recreation, introduced David Barth, with Barth and Associates, who spoke on the Parks and Recreation Master Plan, including an existing conditions analysis, needs assessment, long range vision, implementation and master plan approval and adoption, via PowerPoint.

(4:29 p.m.) Commissioner Smith commented on page 7, of the top priorities, and residents not knowing what were offered by the Parks and Recreation Department. He spoke on additional walking and biking trails, accessible public lands, and intergovernmental agreements.

(4:33 p.m.) W. Smith spoke on the monthly Parks and Rec newsletter, email, the website, and social media used to reach out to user groups and residents. Discussion ensued on the costs of services and facilities and private versus public partnerships.

(4:38 p.m.) Justin Palesotti, St. Johns Middle School Athletic Association, spoke on the association and funding, stating that their business plan was to operate out of schools; however, due to overcrowding, the association had to utilize parks, but were unable to get children from schools to the parks, between 2 p.m. and 5 p.m., so then the association was competing with other associations for park use. He stated he was willing to assist in developing more parks, and that he would be asking for support, but he needed direction and cooperation from the School Board and the County.

(4:41 p.m.) Johns suggested a plan be put together that would meet the needs of the community, and then submit it to the Board for approval. He stated that he hoped for a balanced budget, without utilizing reserves or cutting services.

(4:43 p.m.) Waldron questioned whether the K-8 schools were building fields. W. Smith responded that fields were being constructed; however, they were covered by portables within a year, due to overcrowding.

(03/21/17 - 18 - 4:44 p.m.)

11. AGREEMENT FOR AGRICULTURAL EXTENSION SERVICES DEMONSTRATIONS AND PROGRAMMING AT THE HASTING AGRICULTURAL EXTENSION SERVICES CENTER. PURSUANT TO THE SMITH-LEVER ACT OF 1914 AND APPLICABLE STATE LAWS, AMONG OTHER THINGS, THE UNIVERSITY OF FLORIDA IS CHARGED WITH PROVIDING INFORMATION TO THE PUBLIC REGARDING AGRICULTURE, HORTICULTURE, NATURAL RESOURCES, AND YOUTH DEVELOPMENT. THE PURPOSE OF THE PROPOSED AGREEMENT (ATTACHED HERETO AS ATTACHMENT A) IS TO SET FORTH THE RESPECTIVE DUTIES AND OBLIGATIONS OF THE UNIVERSITY AND THE COUNTY IN PROVIDING AGRICULTURAL EXTENSION DEMONSTRATIONS AND PROGRAMMING AT THE HASTINGS AGRICULTURAL EXTENSION CENTER. ENTERING INTO THE PROPOSED AGREEMENT SERVES A PROPER PUBLIC PURPOSE AND THE INTERESTS OF LOCAL CITIZENS

Regina D. Ross, Deputy County Attorney, presented information on the proposed agreement for the Hastings Agricultural Extension Services Center, including the additional provisions.

(4:48 p.m.) Smith spoke on the agreement's details for accountability.

(4:50 p.m.) **Motion by Smith, seconded by Morris, carried 4/0, with Dean absent, to adopt Resolution No. 2017-99, approving the terms, provisions, conditions, and requirements, of the attached agreement, between the County and the University to provide agricultural extension demonstrations and programming, at the Hastings Agricultural Extension Center; and authorizing the county administrator, or designee, to execute an agreement, in substantially the same form and format as attached hereto, on behalf of the County.**

RESOLUTION NO. 2017-99

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE TERMS, PROVISIONS, CONDITIONS AND REQUIREMENTS OF AN AGREEMENT BETWEEN ST. JOHNS COUNTY, FLORIDA, (COUNTY) AND THE UNIVERSITY OF FLORIDA BOARD OF TRUSTEES (UNIVERSITY), TO PROVIDE AGRICULTURAL EXTENSION DEMONSTRATIONS AND PROGRAMMING AT THE HASTINGS AGRICULTURAL EXTENSION CENTER; AND AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO EXECUTE THE AGREEMENT, ON BEHALF OF ST. JOHNS COUNTY

(03/21/17 - 18 - 4:51 p.m.)

12. CONSIDER APPOINTMENTS TO THE ARTS, CULTURE, HERITAGE FUNDING PANEL. THERE ARE CURRENTLY SIX VACANCIES ON THE ARTS, CULTURE, & HERITAGE FUNDING PANEL DUE TO EXPIRED TERMS. THREE OF THE VACANCIES ARE REGULAR MEMBER POSITIONS WHO RESIDE WITHIN ST. JOHNS COUNTY, WITH A DEMONSTRATED INTEREST IN TOURISM/CULTURAL DEVELOPMENT AND PROMOTION. THREE OF THE VACANCIES ARE MEMBER POSITIONS WHO RESIDE OUTSIDE OF ST. JOHNS COUNTY, WITH A DEMONSTRATED INTEREST IN TOURISM/CULTURAL DEVELOPMENT AND PROMOTION, WITH TWO OF THE VACANCIES BEING REGULAR POSITIONS AND ONE AN ALTERNATE

POSITION. ST. JOHNS COUNTY RESIDENT MEMBERS SERVE TWO YEAR TERMS AND NON-RESIDENTS SERVE ONE YEAR TERMS. PLEASE FIND ATTACHED FOR YOUR REVIEW AND CONSIDERATION, A RECOMMENDATION FROM THE ARTS, CULTURE, HERITAGE FUNDING PANEL AND 18 APPLICATIONS (SEE ATTACHED LIST ON PAGE 7)

Melissa Lundquist, Assistant to the Board of County Commissioners, spoke on the vacancies, which were all due to expired terms.

Soria left the meeting and Lavie entered the meeting at 4:51 p.m.

(4:56 p.m.) Motion by Morris, seconded by Smith, carried 4/0, with Dean absent, to accept the recommendation by the Tourist Development Council, through its letter dated March 2, 2017, to appoint the following three individuals as in-county members of the Arts, Culture Heritage (ACH) Grant Application review panel: Danny Berenberg, Janet Blalka and Nancy Scott; and the following three individuals as out-of-county panel members: Camille Russel Love, Trudy Wild and Alexis Hill (alternate), two years for in-county and one year for out-of-county [members].

(03/21/17 - 19 - 4:56 p.m.)

13. FY 2018 BOARD OF COUNTY COMMISSIONERS BUDGET WORKSHOP: FIRE DISTRICT FUND AND TRANSPORTATION TRUST FUND. THIS BOARD OF COUNTY COMMISSIONERS (BCC) BUDGET WORKSHOP IS DESIGNED TO BOTH INFORM AND ESTABLISH BUDGET GUIDELINES FOR THE UPCOMING FY 2018 COUNTY BUDGET PROCESS AND WILL FOCUS ON THE COUNTY'S TRANSPORTATION TRUST FUND AND FIRE DISTRICT FUND

Jesse Dunn, Director of Office of Management and Budget, stated that there had been discussion to defer the item to when administration, Shinkre, and Dean were in attendance.

(4:58 p.m.) There was consensus by the Board to defer this item to an upcoming meeting.

Soria entered the meeting at 5:00 p.m. and Lavie left the meeting.

Deputy Clerk Bonnie A. Putman left the meeting and Deputy Clerk Sindy Wiseman entered the meeting at 5:00 p.m.

(03/21/17 - 19 - 5:00 p.m.)

14. CERTIFICATION OF EASEMENTS

Ross presented information on the request to authorize the certification of easements.

(5:02 p.m.) Mary Ann Blount, Land Management Director, spoke on the certification of easements and the value to residents.

(5:03 p.m.) Motion by Smith, seconded by Morris, carried 4/0, with Dean absent, to authorize the county administrator, or designee, to accept the easements on behalf of the County, execute the certificates and any other necessary forms to complete the project.

(03/21/17 - 20 - 5:04 p.m.)

15. LETTER FOR ADDITIONAL FUNDING

Linda Stoughton, Director of Emergency Management, presented the request for a letter of support pertaining to additional funding from the Department of Environmental Protection (DEP) for St. Johns River debris clean-up.

(5:10 p.m.) **Motion by Smith, seconded by Morris, carried 4/0, with Dean absent, to authorize the chair to execute a letter requesting continued financial support for the St. Johns County clean-up.**

Formerly Consent Item No. 14.

(03/21/17 - 20 - 5:10 p.m.)

16. FY2017 FEE SCHEDULE AMENDMENTS

Billy Zeits, Assistant Director of St. Johns County Parks and Recreation, spoke on the fees pertaining to umpires in a St. Johns County-sponsored adult softball league and the percentage of the cost for the use of the facilities to be recovered by the County, through additional fees. Discussion ensued on the fees, the option to rent the field(s), the use of a staffing company, the number of teams, players, and the age-requirement.

(5:24 p.m.) McCormack proposed a modification to the language to amend "men's softball" to "co-ed" and Zeits suggested "up to 25 players" be added for the recreational league.

(5:29 p.m.) David Williams, 1213 Cunningham Creek Drive, Fruit Cove, Florida, spoke in opposition to the FY2017 fee schedule amendments, the costs presented by staff, the use of a staffing company and the umpire fees.

(5:32 p.m.) Discussion continued on the previous and proposed fees, the use of a staffing company, the use of umpires and the modification to the language.

(5:38 p.m.) **Motion by Waldron, seconded by Morris, carried 4/0, with Dean absent, to adopt Resolution No. 2017-100, amending the St. Johns County Fee Schedule for services provided by St. Johns County Departments, as amended, for Fiscal Year 2017.**

RESOLUTION NO. 2017-100

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE AMENDED SCHEDULE OF FEES FOR CERTAIN COUNTY DEPARTMENTS, AND PROVIDING AN EFFECTIVE DATE

(03/21/17 - 20 - 5:38 p.m.)

COMMISSIONERS' REPORTS

Commissioner Smith

Smith provided an agricultural update, including the potato crops and the New World screw-worm. Additionally, he reported on the Putnam County Fair, the Bike Florida event, and potential fires.

Commissioner Morris

No report.

Commissioner Waldron

(5:41 p.m.) Waldron reported on the Vilano Beach Ramp and noted the Florida Department of Environmental Protection and the Division of Recreation and Parks' workshop for Faver-Dykes State Park, scheduled for April 12, 2017.

Commissioner Johns

(5:42 p.m.) Johns requested an update on the request for a joint meeting with the Putnam County Board of County Commissioners. McCormack responded.

(03/21/17 - 21 - 5:43 p.m.)

COUNTY ADMINISTRATOR'S REPORT

No report.

(03/21/17 - 21 - 5:43 p.m.)

COUNTY ATTORNEY'S REPORT

McCormack stated that he expected an administrative complaint to be filed against the District 23 medical examiner and/or its current or previous personnel. He requested authorization to represent that matter, and anyone named in the complaint.

(5:45 p.m.) Motion by Johns, seconded by Waldron, carried 4/0, with Dean absent, to authorize the County Attorney to represent the Medical Examiner, District 23, and/or its current or previous personnel, pertaining to the expected administrative complaint.

(03/21/17 - 21 - 5:45 p.m.)

CLERK OF COURT'S REPORT

No report.

(03/21/17 - 21 - 5:45 p.m.)

ADJOURN

With there being no further business to come before the Board, Johns adjourned the meeting at 5:45 p.m.

REPORTS:

1. St. Johns County Board of County Commissioners Check Register, Check Nos. 543130-543155, totaling \$39,425.46 and Voucher Register, Voucher Nos. 27891-27906, totaling \$21,524.35 (3/8/17)
2. St. Johns County Board of County Commissioners Check Register, Check Nos. 543156-543159, totaling \$2,419.74 and Voucher Register, Voucher Nos. 27907-27913, totaling \$4,688 (3/8/17)
3. St. Johns County Board of County Commissioners Check Register, Check Nos. 543160-543162, totaling \$131,196.54 (3/8/17)
4. St. Johns County Board of County Commissioners Check Register, Check Nos. 543163-543387, totaling \$1,646,803.64 and Voucher Register, Voucher Nos. 27914-27961, totaling \$987,835.97 (3/14/17)
5. St. Johns County Board of County Commissioners Check Register, Check Nos. 543388-543389, totaling \$17,479 (3/14/17)
6. St. Johns County Board of County Commissioners Check Register, Check Nos. 543390-543462, totaling \$51,073.74 and Voucher Register, Voucher Nos. 27962-28054, totaling \$58,784.52 (3/15/17)

7. St. Johns County Board of County Commissioners Check Register, Check Nos. 543463-543485, totaling \$43,866.30 and Voucher Register, Voucher Nos. 28055-28056, totaling \$639.73 (3/16/17)
8. St. Johns County Board of County Commissioners Voucher Register, Voucher Nos. 28057-28058, totaling \$9,249.99 (3/16/17)

CORRESPONDENCE:

There was none.

Approved _____ May 2 _____, 2017

BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA

By: _____
James K. Johns, Chair

ATTEST: HUNTER S. CONRAD, CLERK

By: Pam Halterman
Deputy Clerk

