

**MINUTES OF MEETING
BOARD OF COUNTY COMMISSIONERS
ST. JOHNS COUNTY, FLORIDA
JUNE 16, 2020
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: Jeb S. Smith, District 2, Chair
 Jeremiah R. Blocker, District 4, Vice Chair
 James K. Johns, District 1
 Paul M. Waldron, District 3
 Henry Dean, District 5
 Hunter S. Conrad, County Administrator
 Patrick McCormack, County Attorney
 Crystal Smith, Deputy Clerk

Also present: Brad Bradley, Assistant County Administrator; Joy Andrews, Assistant County Administrator

(06/16/20 - 1 - 9:00 a.m.)
CALL TO ORDER

Smith called the meeting to order. He provided opening comments regarding remote public participation.

(06/16/20 - 1 - 9:01 a.m.)
ROLL CALL

The clerk called the roll. Commissioners Smith, Waldron, Dean, and Johns were in attendance. Commissioner Blocker participated remotely.

(06/16/20 - 1 - 9:02 a.m.)
INVOCATION

Pastor Matt McCloghry, Colonial Church, gave the invocation.

(06/16/20 - 1 - 9:03 a.m.)
PLEDGE OF ALLEGIANCE

Smith led the Pledge of Allegiance.

(06/16/20 - 1 - 9:04 a.m.)
RETIREMENT RECOGNITION OF LINDA STOUGHTON

Smith highlighted Stoughton's career accomplishments prior to and during her 35 years with St. Johns County.

Stoughton thanked her husband, her friends and family, specifically her brother, and her mentors, for their support. She praised her coworkers for their hard work and dedication.

(06/16/20 - 1 - 9:16 a.m.)
PUBLIC COMMENT

(9:17 a.m.) Sherry Badger, 2772 S. Collins Avenue, spoke on her concerns with the unshielded lighting on the building, the short driveway, and the missing 20-foot buffer at the West Gate Plaza, and referenced photos, *Exhibit A*.

(9:19 a.m.) Tom Reynolds, 50 Brigantine Court, referenced the *National Association of Counties' Code of Ethics for County Officials, Exhibit B*, and urged the Board to ask questions during Regular Agenda Item 1. Additionally, he spoke on the importance of body and dashboard cameras for law enforcement officers.

(06/16/20 - 2 - 9:23 a.m.)

DELETIONS TO THE CONSENT AGENDA

Conrad requested that the Board pull Consent Agenda Items 3, 4, 5, 6, and 16. Smith noted red folder items were provided for Consent Agenda Items 19, 33, 34, and 35.

(06/16/20 - 2 - 9:24 a.m.)

APPROVAL OF CONSENT AGENDA

Motion by Dean, seconded by Waldron, carried 5/0, via roll call vote, with Blocker participating remotely, to approve the Consent Agenda, as amended.

1. Motion to approve the Cash Requirement Report
2. Motion to adopt **St. Johns County Emergency Proclamation No. 2020-18**, extending the local state of emergency for an additional seven-day period

EMERGENCY PROCLAMATION NO. 2020-18

A PROCLAMATION EXTENDING THE DECLARATION OF A STATE OF LOCAL EMERGENCY, AS PROVIDED BY CHAPTER 252, PART I, FLORIDA STATUTES, AND BY ST. JOHNS COUNTY ORDINANCE NO. 2019-40

(Consent Agenda Item 3 was pulled.)

3. Motion to adopt a resolution approving the final plat for Turnbull Creek Road at Grand Oaks

(Consent Agenda Item 4 was pulled.)

4. Motion to adopt a resolution approving the final plat for Grand Oaks Phase 1A

(Consent Agenda Item 5 was pulled.)

5. Motion to adopt a resolution approving the final plat for Grand Oaks Phase 1B

(Consent Agenda Item 6 was pulled.)

6. Motion to adopt a resolution approving the final plat for Grand Oaks Phase 1D Unit 1
7. Motion to approve the Sandy Creek PUD School Concurrency Proportionate Share Mitigation Agreement (CONSCA 2020-03)
8. Motion to adopt **Resolution No. 2020-200**, approving the terms and conditions of a Memorandum of Understanding with the St. Johns County Sheriff's Office for use of the former Mosquito Control Facility, located at 525 Old Beach Road

RESOLUTION NO. 2020-200

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE TERMS AND CONDITIONS OF A MEMORANDUM OF UNDERSTANDING WITH THE ST. JOHNS COUNTY SHERIFF'S OFFICE FOR USE OF THE FORMER MOSQUITO CONTROL FACILITY, LOCATED AT 525 OLD BEACH ROAD

9. Motion to adopt **Resolution No. 2020-201**, accepting a Final Release of Lien, Warranty, Easement for Utilities and a Bill of Sale, conveying all personal property associated with the water, sewer and reuse systems to serve Southaven Phase IIC and III, located off International Golf Parkway

RESOLUTION NO. 2020-201

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING A FINAL RELEASE OF LIEN, WARRANTY, EASEMENT FOR UTILITIES AND A BILL OF SALE, CONVEYING ALL PERSONAL PROPERTY ASSOCIATED WITH THE WATER, SEWER AND REUSE SYSTEMS, TO SERVE SOUTHAVEN PHASE IIC AND III, LOCATED OFF INTERNATIONAL GOLF PARKWAY

10. Motion to adopt **Resolution No. 2020-202**, accepting a Final Release of Lien, Warranty, and Bill of Sale and Schedule of Values conveying all personal property associated with the water and sewer systems, to serve Villages of Valencia Phase 4, located off U.S. 1 South

RESOLUTION NO. 2020-202

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING A FINAL RELEASE OF LIEN, WARRANTY, AND BILL OF SALE AND SCHEDULE OF VALUES CONVEYING ALL PERSONAL PROPERTY ASSOCIATED WITH THE WATER AND SEWER SYSTEMS TO SERVE VILLAGES OF VALENCIA PHASE 4 LOCATED OFF U.S. 1 SOUTH

11. Motion to adopt **Resolution No. 2020-203**, accepting and authorizing the county administrator, or designee, to execute a Temporary Access Easement to a communication antenna tower site, located off Nocatee Landing Trail

RESOLUTION NO. 2020-203

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING AND AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO EXECUTE A TEMPORARY ACCESS EASEMENT TO A COMMUNICATION ANTENNA TOWER SITE, LOCATED OFF NOCATEE LANDING TRAIL

12. Motion to adopt **Resolution No. 2020-204**, approving the terms of a Purchase and Sale Agreement for the acquisition of a perpetual easement for the McCullough Street drainage improvements; and authorizing the county administrator, or designee, to execute the agreement on behalf of the County

RESOLUTION NO. 2020-204

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE TERMS OF A PURCHASE AND SALE AGREEMENT FOR THE ACQUISITION OF A PERPETUAL EASEMENT FOR THE MCCULLOUGH STREET DRAINAGE IMPROVEMENTS AND AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO EXECUTE THE AGREEMENT ON BEHALF OF THE COUNTY

13. Motion to approve **Resolution No. 2020-205**, authorizing the county administrator, or designee, to execute a Lease Agreement with Rural Health Care, Inc. d/b/a Aza Health, for space at W. Lattin Street, Hastings, Florida

RESOLUTION NO. 2020-205

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE TERMS AND AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO EXECUTE A LEASE AGREEMENT WITH RURAL HEALTH CARE, INC., d/b/a AZA HEALTH, FOR SPACE AT W. LATTIN STREET, HASTINGS, FLORIDA

14. Motion to adopt **Resolution No. 2020-206**, accepting a Final Release of Lien, Warranty, and Bill of Sale and Schedule of Values, conveying all personal property associated with the force main improvements along State Road 207, to serve Lightsey Road Apartments

RESOLUTION NO. 2020-206

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING A FINAL RELEASE OF LIEN, WARRANTY, AND BILL OF SALE AND SCHEDULE OF VALUES, CONVEYING ALL PERSONAL PROPERTY ASSOCIATED WITH THE FORCE MAIN IMPROVEMENTS ALONG STATE ROAD 207, TO SERVE LIGHTSEY ROAD APARTMENTS

15. Motion to adopt **Resolution No. 2020-207**, approving an exchange of real property pursuant to Section 125.37, Florida Statutes, in connection with a County-owned retention pond and the proposed Flagler College Intramural Fields, located on Old Moultrie Road

RESOLUTION NO. 2020-207

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING AN EXCHANGE OF REAL PROPERTY

PURSUANT TO SECTION 125.37, FLORIDA STATUTES,
IN CONNECTION WITH A COUNTY-OWNED
RETENTION POND AND THE PROPOSED FLAGLER
COLLEGE INTRAMURAL FIELDS, LOCATED ON OLD
MOULTRIE ROAD

(Consent Agenda Item 16 was pulled.)

16. Motion to adopt a resolution accepting an Easement Agreement and Temporary Construction Easement from Hastings Drainage District to St. Johns County for drainage improvements at Cracker Swamp Road and Canal No. 5A; and authorizing the chair to join in the execution of the Easement Agreement, on behalf of the County

17. Motion to adopt **Resolution 2020-208**, authorizing the county administrator, or designee, to award Bid No. 20-46, Park & Playground Equipment to Dominica Recreation Products, Bliss Products & Services, Inc., Advanced Recreational Concepts, Rep Services, Inc., Southern Recreation, Inc., Playpower LT Farmington, Inc., Industrial Shadeports, Playmore West, Inc., Kompan, Inc., as the responsive, responsible bidders, and to execute contracts in substantially the same form and format as attached hereto, for completion of the scope of work provided in Bid No. 20-46

RESOLUTION NO. 2020-208

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO AWARD BID NO. 20-46, TO DOMINICA RECREATION PRODUCTS; BLISS PRODUCTS & SERVICES, INC.; ADVANCED RECREATIONAL CONCEPTS; REP SERVICES, INC.; SOUTHERN RECREATION, INC.; PLAYPOWER LT FARMINGTON, INC.; INDUSTRIAL SHADEPORTS; PLAYMORE WEST, INC.; KOMPAN, INC., AS THE LOWEST, RESPONSIVE, RESPONSIBLE BIDDER, AND TO EXECUTE AN AGREEMENT FOR COMPLETION OF THE WORK FOR PARK & PLAYGROUND EQUIPMENT

18. Motion to adopt **Resolution No. 2020-209**, authorizing the county administrator, or designee, to award Bid No. 20-48, Laboratory Services to Advanced Environmental Laboratories, Inc., as the responsive, responsible bidder, and to execute a contract in substantially the same form and format as attached hereto, for completion of the services at an annual cost of \$37,139.00 for the first two years

RESOLUTION NO. 2020-209

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO AWARD BID NO. 20-48, LABORATORY SERVICES TO ADVANCED ENVIRONMENTAL LABORATORIES, INC., TO EXECUTE AN AGREEMENT FOR COMPLETION OF THE WORK

19. Motion to adopt **Resolution No. 2020-210**, authorizing the county administrator, or his designee, to enter into negotiations with the top ranked firm, Turnstone Development Corporation, under RFP No. 20-17R, Development Partner for

CDBG-DR Multi-Family Affordable Housing, Facility Location 2, and upon successful negotiations, to award and execute a contract with Turnstone Development Corporation, to perform the services in accordance with RFP No. 20-17R

RESOLUTION NO. 2020-210

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO AWARD RFP NO. 20-17R AND TO EXECUTE AGREEMENTS FOR DEVELOPMENT PARTNER FOR CDBG-DR MULTI-FAMILY AFFORDABLE HOUSING, FACILITY LOCATION 2

20. Motion to adopt **Resolution No. 2020-211**, authorizing the county administrator, or his designee, to enter into negotiations with Presidio Networked Solutions LLC, as the number one ranked firm, award and execute a contract, in substantially the same form and format as attached hereto, for the Disk Backup Storage Replacement for St. Johns County MIS project, at a cost of \$152,393.56 for the first year, and an annual cost of \$9,129.84 for the following two years

RESOLUTION NO. 2020-211

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO AWARD RFP NO. 20-54, AND TO EXECUTE AN AGREEMENT WITH PRESIDIO NETWORKED SOLUTIONS LLC, FOR INSTALLATION, MAINTENANCE AND SUPPORT OF DISK BACKUP STORAGE EQUIPMENT

21. 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
22. Motion to adopt **Resolution No. 2020-212**, approving and authorizing the county administrator, or his designee, to submit a completed application through the Florida Department of Economic Opportunity's CDBG-DR Rebuild Florida infrastructure repair program, for the Hastings Drainage Improvement Project

RESOLUTION NO. 2020-212

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO SUBMIT AN APPLICATION SEEKING FUNDING ASSISTANCE THROUGH THE FLORIDA DEPARTMENT OF ECONOMIC OPPORTUNITY'S CDBG-DR REBUILD FLORIDA INFRASTRUCTURE REPAIR PROGRAM, FOR THE HASTINGS DRAINAGE IMPROVEMENT PROJECT

23. Motion to adopt **Resolution No. 2020-213**, approving the terms and conditions of an FPL agreement for the installation, maintenance, and power of 24 LED street lights at the St. Johns County Sheriff's Office Training Facility property; and

authorizing the county administrator, or designee, to execute the agreement, together with all required supplemental documentation, on behalf of the County

RESOLUTION NO. 2020-213

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE TERMS AND CONDITIONS OF AN AGREEMENT WITH FLORIDA POWER AND LIGHT ("FPL") FOR THE INSTALLATION OF STREET LIGHTING AT THE ST. JOHNS COUNTY SHERIFF'S TRAINING FACILITY

24. Motion to adopt **Resolution No. 2020-214**, amending St. Johns County Resolution No. 2019-186, relating to satisfaction and waiver of the park-and-ride lot condition of Special Condition 25(l) of the Nocatee DRI Development Order, to remove and delete the March 12, 2019, letter from the Jacksonville Transportation Authority (JTA), attached to the resolution as Exhibit "B" and substitute in its place the August 14, 2019, letter from JTA

RESOLUTION NO. 2020-214

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, STATE OF FLORIDA, AMENDING ST. JOHNS COUNTY RESOLUTION NO. 2019-186, WHICH IS THE RESOLUTION CONFIRMING SATISFACTION AND WAIVER OF THE PARK AND RIDE LOT ADJACENT TO US 1, PURSUANT TO SPECIAL CONDITION 25(L) OF THE NOCATEE DEVELOPMENT OF REGIONAL IMPACT DEVELOPMENT ORDER, RESOLUTION NO. 2001-30, AS AMENDED, AS SHOWN ON MAP H OF THE NOCATEE DRI; SUBSTITUTING EXHIBIT "B" TO ST. JOHNS COUNTY RESOLUTION NO. 2019-186; PROVIDING FOR CORRECTION OF ERRORS; AND PROVIDING AN EFFECTIVE DATE

25. Motion to adopt **Resolution No. 2020-215**, approving the terms, provisions, conditions, and requirements of the Amended Memorandum of Understanding agreement between St. Johns County, Florida, and RREF III-P-EP Bannan Lakes JV, LLC, to recognize the developer's required utility transmission contributions; and authorizing the county administrator to execute the agreement, on behalf of St. Johns County

RESOLUTION NO. 2020-215

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE TERMS, PROVISIONS, CONDITIONS, AND REQUIREMENTS OF AN AMENDED MEMORANDUM OF UNDERSTANDING BETWEEN ST. JOHNS COUNTY, FLORIDA, AND RREF III-P-EP BANNON LAKES JV, LLC, TO DEFINE REQUIRED UTILITY TRANSMISSION COMMITMENTS AND REIMBURSEMENTS; AND AUTHORIZING THE COUNTY ADMINISTRATOR TO EXECUTE THE MEMORANDUM OF UNDERSTANDING, ON BEHALF OF ST. JOHNS COUNTY

26. Motion to adopt **Resolution No. 2020-216**, approving the terms, provisions, conditions, and requirements of a Sewer Unit Connection Refund Agreement between St. Johns County, Florida, and Brisa Residences, LLC, for the provision of utility sewer unit connection fee refund; and authorizing the county administrator to execute the agreement, on behalf of St. Johns County

RESOLUTION NO. 2020-216

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, AND BRISA RESIDENCES, LLC, FOR THE PROVISION OF UTILITY SEWER UNIT CONNECTION FEE REFUND; AND AUTHORIZING THE COUNTY ADMINISTRATOR TO EXECUTE THE SEWER UNIT CONNECTION REFUND AGREEMENT, ON BEHALF OF ST. JOHNS COUNTY

27. Motion to approve **Resolution No. 2020-217**, approving the Local Housing Assistance Plan for fiscal years 2020/2021, 2021/2022 and 2022/2023, as required by the State Housing Initiatives Partnership Program Act

RESOLUTION NO. 2020-217

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE LOCAL HOUSING ASSISTANCE PLAN FOR FISCAL YEARS 2020/2021, 2021/2022 AND 2022/2023, AS REQUIRED BY THE STATE HOUSING INITIATIVES PARTNERSHIP PROGRAM ACT, SUBSECTIONS 420.907-420.9079, FLORIDA STATUTES AND RULE CHAPTER 67-37, FLORIDA ADMINISTRATIVE CODE; AUTHORIZING THE SUBMISSION OF THE LOCAL HOUSING ASSISTANCE PLAN FOR REVIEW AND APPROVAL BY THE FLORIDA HOUSING FINANCE CORPORATION; AUTHORIZING AND DIRECTING THE BOARD CHAIR TO EXECUTE ANY NECESSARY DOCUMENTS AND CERTIFICATIONS NEEDED BY THE STATE; AND AUTHORIZING THE COUNTY ADMINISTRATOR TO DO ALL THINGS NECESSARY AND PROPER TO CARRY OUT THE TERMS AND CONDITIONS OF THE STATE OF HOUSING INITIATIVES PARTNERSHIP PROGRAM; AND PROVIDING AN EFFECTIVE DATE

28. Motion to adopt **Resolution No. 2020-218**, approving the terms, conditions, and requirements of the agreement for the Master Trust Administration between St. Johns County, Florida, and Family Support Services of North Florida, Inc., authorizing the county administrator, or designee, to execute the First Contract Extension Agreement, on behalf of the County

RESOLUTION NO. 2020-218

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, AND FAMILY SUPPORT SERVICES OF NORTH FLORIDA, INC.; AND AUTHORIZING THE COUNTY ADMINISTRATOR TO EXECUTE THE FIRST CONTRACT EXTENSION AGREEMENT, ON BEHALF OF THE COUNTY

29. Motion to adopt **Resolution No. 2020-219**, approving the terms, provisions, conditions, and requirements of the Interagency Training Agreement between St. Johns County, Florida, and Community Partnership for Children, Inc., and Family Support Services of North Florida, Inc., substantially in the same form as attached; and authorizing the county administrator, or his designee, to execute the Agreement, on behalf of St. Johns County, substantially in the same form as attached

RESOLUTION NO. 2020-219

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AUTHORIZING THE COUNTY ADMINISTRATOR TO EXECUTE THE AGREEMENT BETWEEN ST. JOHNS COUNTY BOARD OF COUNTY COMMISSIONERS AND FAMILY SUPPORT SERVICES OF NORTH FLORIDA, INC., AND COMMUNITY PARTNERSHIP FOR CHILDREN, INC.

30. Motion to adopt **Resolution No. 2020-220**, approving the terms, conditions, and requirements of the First Contract Extension Agreement for adoption recruitment services, in conjunction with the Heart Gallery of North Florida, between St. Johns County, Florida, and Family Support Services of North Florida, Inc., authorizing the county administrator, or designee, to execute the First Contract Extension Agreement, on behalf of the County

RESOLUTION NO. 2020-220

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE TERMS, PROVISIONS, CONDITIONS, AND REQUIREMENTS OF A CONTRACT EXTENSION AGREEMENT BETWEEN ST. JOHNS COUNTY, FLORIDA, AND FAMILY SUPPORT SERVICES OF NORTH FLORIDA, INC., AND AUTHORIZING THE COUNTY ADMINISTRATOR TO EXECUTE THE FIRST CONTRACT EXTENSION AGREEMENT ON BEHALF OF THE COUNTY

31. Motion to adopt **Resolution No. 2020-221**, approving the recognition and appropriation of received SHIP 2019-2020 funding, in the amount of \$58,796, amending the FY 2020 Budget

RESOLUTION NO. 2020-221

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AMENDING THE FISCAL YEAR 2020 STATE HOUSING

INITIATIVE PROGRAM (SHIP) FUNDING, TO INCLUDE CERTAIN UNANTICIPATED REVENUE AND TO AUTHORIZE ITS EXPENDITURE BY THE SHIP DEPARTMENT

32. Motion to adopt **Resolution No. 2020-222**, authorizing the county administrator, or designee, to enter into agreement, in substantially the same form and format as attached hereto, with Medcom Benefits Solutions, to provide administrative services related to Consolidated Omnibus Budget Reconciliation Act of 1985 (COBRA)

RESOLUTION NO. 2020-222

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO ACCEPT THE QUOTE AND ENTER INTO AN AGREEMENT WITH MEDICAL COST CONTAINMENT SERVICES D/B/A MEDCOM BENEFIT SOLUTIONS (MEDCOM), TO PROVIDE ADMINISTRATIVE SERVICES ASSOCIATED WITH THE CONSOLIDATED OMNIBUS BUDGET RECONCILIATION ACT OF 1985 (COBRA)

33. Motion to adopt **Resolution No. 2020-223**, approving the terms, conditions, and requirements of a grant agreement with the Florida Division of Emergency Management, in the amount of \$ 89,774.00 through the Emergency Management Preparedness Grant, authorizing the county administrator, or his designee, to execute the grant agreement on behalf of the County, and recognizing and appropriating within the FY 2020 General Fund Emergency Management Department

RESOLUTION NO. 2020-223

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE TERMS, CONDITIONS AND REQUIREMENTS OF AN EMERGENCY MANAGEMENT PERFORMANCE GRANT (EMPG), AND AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO EXECUTE THE GRANT CONTRACT ON BEHALF OF ST. JOHNS COUNTY, FLORIDA, AND ST. JOHNS COUNTY EMERGENCY MANAGEMENT, AND TO RECOGNIZE AND APPROPRIATE WITHIN THE FISCAL YEAR 2020 GENERAL FUND EMERGENCY MANAGEMENT BUDGET

34. Motion to adopt **Resolution No. 2020-224**, approving the terms, conditions, and requirements of a grant agreement with the Florida Division of Emergency Management in the amount of \$ 105,806.00, through the Emergency Management Preparedness & Assistance Grant; authorizing the county administrator, or his designee, to execute the grant agreement, on behalf of the County, and recognizing and appropriating within the FY 2020 General Fund Emergency Management Department

RESOLUTION NO. 2020-224

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE TERMS, CONDITIONS AND REQUIREMENTS OF AN EMERGENCY MANAGEMENT PREPAREDNESS & ASSISTANCE STATE GRANT (EMPA), AND AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO EXECUTE THE GRANT CONTRACT ON BEHALF OF ST. JOHNS COUNTY, FLORIDA, AND ST. JOHNS COUNTY EMERGENCY MANAGEMENT, AND TO RECOGNIZE AND APPROPRIATE WITHIN THE FISCAL YEAR 2020 GENERAL FUND EMERGENCY MANAGEMENT BUDGET

35. Motion to adopt **Resolution No. 2020-225**, approving the terms, conditions, and requirements of a grant agreement with the Florida Division of Emergency Management in the amount of \$17,362.82, through the Emergency Management Preparedness Grant, COVID-19 Supplemental; authorizing the county administrator, or his designee, to execute the grant agreement, on behalf of the County, and recognizing and appropriating within the FY 2020 General Fund Emergency Management Department

RESOLUTION NO. 2020-225

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE TERMS, CONDITIONS AND REQUIREMENTS OF AN EMERGENCY MANAGEMENT PERFORMANCE GRANT, COVID-19 SUPPLEMENTAL (EMPG-S), AND AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO EXECUTE THE GRANT CONTRACT ON BEHALF OF ST. JOHNS COUNTY, FLORIDA, AND ST. JOHNS COUNTY EMERGENCY MANAGEMENT, AND TO RECOGNIZE AND APPROPRIATE WITHIN THE FISCAL YEAR 2020 GENERAL FUND EMERGENCY MANAGEMENT BUDGET

36. Motion to adopt **Resolution No. 2020-226**, recognizing unanticipated Animal Control donation revenue in the amount of \$14,054 within the General Fund, and appropriating such revenue to the Animal Control Department expenditure budget, and to authorize the transfer of \$4,363 in St. Johns Pet Center donations from General Fund Reserves [0083-59920], to the Animal Control Department expenditure budget

RESOLUTION NO. 2020-226

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AMENDING THE FISCAL YEAR 2020 GENERAL FUND BUDGET TO RECEIVE UNANTICIPATED ANIMAL CONTROL DONATIONS AND AUTHORIZE EXPENDITURE OF SAID REVENUE TO CONSTRUCT OUTSIDE PENS AND TO SUPPORT ANIMAL ENRICHMENT PROGRAMS

37. Motion to approve minutes:

- May 12, 2020, BCC Special
- May 19, 2020 BCC Regular
- June 2, 2020, BCC Special

(06/16/20 - 12 - 9:25 a.m.)

ADDITIONS/DELETIONS TO THE REGULAR AGENDA

McCormack requested to add discussion of the CARES Act funding and the emergency proclamation. Smith noted the CARES Act funding would be added as Regular Agenda Item 9 and the emergency proclamation would be discussed during Reports.

(06/16/20 - 12 - 9:26 a.m.)

APPROVAL OF REGULAR AGENDA

Motion by Dean, seconded by Johns, carried 5/0, via roll call vote, with Blocker participating remotely, to approve the Regular Agenda, as amended.

(06/16/20 - 12 - 9:27 a.m.)

1. CONSTITUTIONAL OFFICERS' FISCAL YEAR 2021 BUDGET PRESENTATIONS. PRESENTATION OF THE CONSTITUTIONAL OFFICERS' TENTATIVE BUDGETS FOR FISCAL YEAR 2021. UNDER F.S. 129.03(2), ON OR BEFORE JUNE 1 OF EACH YEAR, CONSTITUTIONAL OFFICERS SHALL SUBMIT TO THE BOARD OF COUNTY COMMISSIONERS (BCC) A TENTATIVE BUDGET FOR THEIR RESPECTIVE OFFICES FOR THE ENSUING FISCAL YEAR. SINCE THE TAX COLLECTOR IS FEE-BASED, IT IS NOT REQUIRED FOR THE TAX COLLECTOR'S BUDGET TO BE SUBMITTED TO THE BCC AT THIS TIME. EACH CONSTITUTIONAL OFFICER WILL MAKE A BRIEF ORAL PRESENTATION TO THE BCC RELATIVE TO THEIR RESPECTIVE TENTATIVE BUDGET. THE TENTATIVE PRESENTATION ORDER WILL BE: 1) PROPERTY APPRAISER EDDIE CREAMER, 2) SUPERVISOR OF ELECTIONS VICKY OAKES, 3) CLERK OF COURTS BRANDON PATTY, AND 4) SHERIFF DAVID SHOAR

Jesse Dunn, Director, Office of Management and Budget, gave an overview of the item.

(9:29 a.m.) Eddie Creamer, Property Appraiser, provided an overview of his tentative budget summary for Fiscal Year (FY) 2021, *Exhibit A*.

(9:39 a.m.) Vicky Oakes, Supervisor of Elections, gave an overview of her tentative budget summary for FY 2021. She spoke on vote by mail ballots, early voting, extended voting, voter education, and advertising.

(9:48 a.m.) Brandon Patty, Clerk of Courts, presented a tentative budget overview, via PowerPoint.

(9:52 a.m.) Jesse Dunn, Office of Management and Budget, referenced an amendment to the Sheriff's budget of a \$1.4 million reduction, *Exhibit B*.

(9:52 a.m.) Matthew Cline, Undersheriff, gave an overview of the Sheriff's tentative budget summary for FY 2021 and referenced the Sheriff's FY 2020/2021 Operating Budget.

(9:56 a.m.) Johns, Blocker, and Smith commended the Undersheriff, and his staff, on their proactive stance in keeping the community safe. Dean expressed his appreciation for the collaborative efforts from all five of the constitutional officers.

(10:00 a.m.) Dunn highlighted the next steps of the budget process. He noted that on July 1, the final certified evaluations would be received; and the Property Appraiser's Office, Office of Management and Budget, and Administration would tentatively bring back a recommended budget at the July 7 Board of County Commission meeting.

(10:01 a.m.) Tom Reynolds, 50 Brigantine Court, spoke in support of mail-in ballots, referenced the *National Association of Counties' Code of Ethics for County Officials, Exhibit C*, and spoke on his concerns with Brandon Patty being in charge of the Republican National Committee while being in office.

(10:04 a.m.) Sherry Badger, 2772 S. Collins Avenue, commended Vicky Oakes on her security efforts, and spoke on the importance of body cameras for law enforcement officers.

(10:06 a.m.) Alice Morris, Assistant County Attorney, entered the meeting.

(06/16/20 - 13 - 10:06 a.m.)

2. PUBLIC HEARING, CPA(SS) 2019-08, VILANO BEACH TOWN CENTER, ADDITION OF 2 CORUNNA ST. AND 2806 COASTAL HIGHWAY. THIS IS A REQUEST FOR A SMALL-SCALE COMPREHENSIVE PLAN AMENDMENT TO CHANGE THE FUTURE LAND USE MAP (FLUM) DESIGNATION FROM RESIDENTIAL-C (RES-C) TO TOWN CENTER MIXED USED DISTRICT (TCMUD). THIS APPLICATION HAS AN ACCOMPANYING REZONING (REZ 2020-04) TO TCMU, MAKING THE ZONING CONSISTENT WITH THIS NEW FUTURE LAND USE. THE PLANNING AND ZONING AGENCY RECOMMENDED APPROVAL WITH A 6-0 VOTE, AT ITS MAY 7, 2020, MEETING. PLEASE SEE GROWTH MANAGEMENT STAFF REPORT FOR DETAILS

Proof of publication of the notice of public hearing on CPA(SS) 2019-08, Vilano Beach Town Center, Addition of 2 Corunna St. and 2806 Coastal Highway, was received, having been published in *The St. Augustine Record* on April 13, 2020.

Ex parte communications: Dean met on May 18, with Barbara Jenness and Kathy Floryan to discuss issues regarding the two proposals for inclusion into the Vilano Town Center development; met on June 10, with Karen Taylor and Shannon Acevedo to discuss aspects of both items; had a phone conversation with Vivian Browning expressing her support for both items; and had a site visit on June 16. Blocker had a phone conference on June 4, with Karen Taylor and Shannon Acevedo to discuss the scope of the project; and received emails in support and in opposition of the request. Waldron met with Karen Taylor and Shannon Acevedo on June 4, to discuss the requested changes and his concerns with the height of the building; and received emails in support of the request. Johns met with Karen Taylor and Shannon Acevedo on June 4, to discuss the requested changes and his concerns with potential construction beyond the Coastal Construction Control Line (CCCL). Smith met on June 4, with Shannon Acevedo, Karen Taylor, Alice Morris, and Mike Roberson to discuss the scope of the project, the map and usage, the small parcel on the south end that existed as a duplex, the text amendments, and the pipe on the beach.

(10:10 a.m.) Shannon Acevedo, AICP, Matthews Design, 7 Waldo Street, presented details on the request, via PowerPoint, and noted the 20-foot wide alley on Parcel 1.

(10:38 a.m.) Vivian Browning, 30 Beachcomber Way, President, Vilano Main Street, referenced the Vilano Main Street Board of Directors, Resolution 2020-02, Extension of the Town Center Boundaries, *Exhibit A*, and spoke in support of the request.

(10:42 a.m.) Sasha Martin, 133 Coastal Hallow Circle, spoke in support of the request.

(10:44 a.m.) Waldron questioned what the additional height would be on top of the 17-foot finished first floor and what the height was for surrounding buildings. Teresa Bishop, AICP, Planning Division Manager, explained the maximum height of the building was 40 feet from the lowest point of the finished grade and the height of surrounding buildings was about 35 feet. Discussion ensued on the floor elevation, the height of the building, and the Coastal Construction Control Line (CCCL). Dean spoke on the CCCL and explained that it would be beneficial to build along the existing developments to prevent the bare space from escarpment.

(10:59 a.m.) Motion by Dean, seconded by Blocker, carried 5/0, via roll call vote, with Blocker participating remotely, to enact Ordinance No. 2020-27, approving CPA(SS) 2019-08, Vilano Beach Town Center, addition of 2 Corunna St. and 2806 Coastal Highway, based upon four findings of fact.

(11:00 a.m.) McCormack clarified that the above motion was for the CPA(SS) amendment for both properties and it would have to pass in order to pass Regular Agenda Item 3.

ORDINANCE NO. 2020-27

AN ORDINANCE OF THE COUNTY OF ST. JOHNS, STATE OF FLORIDA, AMENDING THE 2025 COMPREHENSIVE PLAN, ORDINANCE NO. 2010-38, AS AMENDED, TO CHANGE THE FUTURE LAND USE MAP DESIGNATION FROM RESIDENTIAL-C (RES-C) TO TOWN CENTER MIXED USE DISTRICT (TCMUD), WITH A TEXT AMENDMENT LIMITING DENSITY TO THE EXISTING 4 UNITS PER ACRE OF RESIDENTIAL-C (RES-C) AND LIMITING THE PROPERTY TO ALLOW ONLY RECEIVING VILANO BEACH RESIDENTIAL EXCHANGE UNITS, FOR APPROXIMATELY 2.21 ACRES OF LAND, OF WHICH 0.13 ACRES ARE LOCATED AT 2 CORUNNA STREET AND 2.08 ACRES ARE LOCATED AT 2806 COASTAL HIGHWAY; PROVIDING FOR FINDINGS OF FACT; FINDINGS OF CONSISTENCY; SEVERABILITY; AND AN EFFECTIVE DATE

(06/16/20 - 14 - 10:06 a.m.)

3. PUBLIC HEARING - REZ 2020-04, VILANO BEACH TOWN CENTER, ADDITION OF 2 CORUNNA ST. AND 2806 COASTAL HIGHWAY. IN THE COMPANION TO THE SMALL-SCALE COMPREHENSIVE PLAN AMENDMENT CPA(SS) 2019-08, THE APPLICANT IS REQUESTING TO REZONE APPROXIMATELY 2.21 ACRES OF PROPERTY AT TWO LOCATIONS, ADJACENT TO THE EXISTING VILANO BEACH TOWN CENTER. THE FIRST PROPERTY AT 2806 COASTAL HIGHWAY IS LOCATED ON THE EAST SIDE OF COASTAL HIGHWAY, JUST NORTH OF VILANO ROAD AND THE VILANO BEACH TOWN CENTER. THE PROPERTY OWNER OF 2806 COASTAL HIGHWAY ALSO OWNS THE PROPERTY TO THE SOUTH, WHICH WILL BECOME A CONNECTOR SO THE 2806 COASTAL HIGHWAY PROPERTY WILL HAVE DIRECT ACCESS TO VILANO ROAD AND TO VILANO BEACH TOWN CENTER. THE SECOND PROPERTY AT 2 CORUNNA STREET IS ALSO ADJACENT TO THE VILANO BEACH TOWN CENTER, WHICH IS TO THE NORTH AND EAST. THE PROPERTY OWNER ALREADY OWNS THE HOTEL IN THE TOWN CENTER, THAT IS ADJACENT TO THE NORTH, AND PLANS MAY INCLUDE EXTENDING THE HOTEL ONTO 2 CORUNNA STREET. THE PLANNING AND ZONING AGENCY

RECOMMENDED APPROVAL WITH A 6-0 VOTE, AT ITS MAY 7, 2020, MEETING. PLEASE SEE GROWTH MANAGEMENT STAFF REPORT FOR PROJECT DETAILS

Proof of publication of the notice of public hearing on REZ 2020-04, Vilano Beach Town Center, Addition of 2 Corunna St. and 2806 Coastal Highway, was received, having been published in *The St. Augustine Record* on April 13, 2020.

Discussion occurred during Regular Agenda Item 2.

(11:02 a.m.) **Motion by Dean, seconded by Blocker, carried 5/0, via roll call vote, with Blocker participating remotely, to enact Ordinance No. 2020-28, approving REZ 2020-04, Vilano Beach Town Center, addition of 2 Corunna St. and 2806 Coastal Highway, subject to four findings of fact.**

ORDINANCE NO. 2020-28

AN ORDINANCE OF THE COUNTY OF ST. JOHNS, STATE OF FLORIDA, REZONING LANDS AS DESCRIBED HEREINAFTER FROM THE PRESENT ZONING CLASSIFICATION OF RESIDENTIAL GENERAL-1 (RG-1) AND RESIDENTIAL GENERAL-2 (RG-2) TO TOWN CENTER MIXED USE (TCMU); MAKING FINDINGS OF FACT; REQUIRING RECORDATION; AND PROVIDING AN EFFECTIVE DATE

(06/16/20 - 15 - 11:03 a.m.)

4. CONSIDER ENTERING INTO A TRANSFER AND MAINTENANCE AGREEMENT WITH THE FLORIDA DEPARTMENT OF TRANSPORTATION FOR A PORTION OF THE SHANDS BRIDGE AND AN ACCESS ROAD SITUATED ON THE EAST BANK OF THE ST. JOHNS RIVER, FOR USE AS A PUBLIC RECREATIONAL/FISHING PIER. ON AUGUST 7, 2018, THE BOARD OF COUNTY COMMISSIONERS ADOPTED RESOLUTION 2018-237, PROVIDING NOTICE TO THE FLORIDA DEPARTMENT OF TRANSPORTATION (FDOT), OF THE COUNTY'S INITIAL INTEREST IN ACCEPTING APPROXIMATELY 864 FEET OF THE EXISTING SHANDS BRIDGE. PER THAT RESOLUTION, THE NEXT STEP WOULD BE TO CONSIDER ENTERING INTO A FORMAL TRANSFER AND MAINTENANCE AGREEMENT WITH FDOT. THIS IS NECESSARY SO THAT FDOT CAN CONTINUE TO MOVE FORWARD WITH THE FIRST COAST EXPRESSWAY CONSTRUCTION PLANS THAT WOULD INCLUDE RETROFITTING THE OLD SHANDS BRIDGE FOR PEDESTRIAN USE, AND IMPROVEMENTS TO ROADWAY ACCESS AND PARKING. FDOT AGREES TO CONSTRUCT THE IMPROVEMENTS SET FORTH IN THE AGREEMENT, AND THE COUNTY WOULD ACCEPT ALL RESPONSIBILITY FOR OPERATION AND MAINTENANCE OF THE BRIDGE AND ROADWAY, AT THE TIME OF TRANSFER, ALSO AS SET FORTH IN THE AGREEMENT

Gail Oliver, Land Management Systems Department, presented details of the item, via PowerPoint.

(11:10 a.m.) Smith questioned, regarding maintenance costs, if the \$9,000 by Road and Bridge included reception of the entire road segment or just the parking lot area. Oliver explained it included the entire road segments for the local roads.

(11:11 a.m.) Doug Bataille, Director, Parks and Recreation, provided information on the five funding options, future trends, and the economic impacts, *Exhibit A*.

(11:15 a.m.) Regina Ross, Deputy County Attorney, entered the meeting.

(11:15 a.m.) Waldron spoke on a study that was recently reported from the National Oceanic and Atmospheric Administration (NOAA) regarding the increase in marine fishing trips and marine angler fishing.

(11:20 a.m.) David Conrad, Senior Engineer, Atkins, 8375 Dix Ellis Trail, Suite 102, Jacksonville, addressed Smith's concerns and explained the repair costs for the underwater elements, including the pile repairs. Additional comments were provided by Gail Oliver on Clay County's acceptance of a portion of the bridge. Discussion ensued on the future conditions of the bridge and roadways, the traffic load compared to the pedestrian load on the bridge, and the 300-foot-wide clear zone.

(11:39 a.m.) Motion by Johns, seconded by Waldron, carried 3/2, via roll call vote, with Smith and Blocker dissenting, and Blocker participating remotely, to adopt Resolution No. 2020-227, authorizing the county administrator to execute the Transfer and Maintenance Agreement, and forwarding a copy to FDOT for approval and acceptance by FDOT's Secretary.

RESOLUTION NO. 2020-227

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AUTHORIZING THE EXECUTION OF A TRANSFER AND MAINTENANCE AGREEMENT BETWEEN THE FLORIDA DEPARTMENT OF TRANSPORTATION AND ST. JOHNS COUNTY, FOR A PORTION OF THE SHANDS BRIDGE (BRIDGE NUMBER 780056) AND A PORTION OF STATE ROAD 16, FOR USE AS A PUBLIC RECREATIONAL/FISHING PIER AND ACCESS ROAD TO THE ST. JOHNS RIVER

(11:40 a.m.) Hunter Conrad, County Administrator, clarified that the draft agreement was for the full length of the proposed period.

(06/16/20 - 16 - 11:42 a.m.)

5. PUBLIC HEARING - COMPAMD 2019-06, FAVER DYKES HOMESITES (ADOPTION). ADOPTION HEARING FOR COMPAMD 2019-06, FAVER DYKES HOMESITES, REQUEST FOR A COMPREHENSIVE PLAN AMENDMENT TO CHANGE THE FUTURE LAND USE CLASSIFICATION OF APPROXIMATELY 16.48 ACRES OF LAND FROM RURAL/SILVICULTURE (R/S) TO RESIDENTIAL-A (RES-A) WITH A TEXT AMENDMENT LIMITATION OF FIVE DWELLING UNITS, SPECIFICALLY LOCATED AT 820-860 FAVER DYKES ROAD. TRANSMITTED BY THE BOARD OF COUNTY COMMISSIONERS ON MARCH 3, 2020, BY A VOTE OF 5 - 0. THERE WAS NO PUBLIC INPUT PROVIDED DURING THIS MEETING. THE PLANNING AND ZONING AGENCY HELD A PUBLIC HEARING REGARDING THE COMPREHENSIVE PLAN AMENDMENT ON MAY 7, 2020, AND VOTED 6 - 0, IN FAVOR OF RECOMMENDING ADOPTION. PLEASE SEE THE GROWTH MANAGEMENT STAFF REPORT FOR APPLICATION DETAILS

Proof of publication of the notice of public hearing on COMPAMD 2019-06, Faver Dykes Homesites, was received, having been published in *The St. Augustine Record* on April 13, 2020.

Waldron recused himself, due to his daughter's contact with the owner, regarding possibly purchasing one of the subject properties.

(11:43 a.m.) Karen M. Taylor, 77 Saragossa Street, representing the applicant, presented details of the request, via PowerPoint.

(11:51 a.m.) Motion by Dean, seconded by Johns, carried 4/0, to enact Ordinance No. 2020-29, via roll call vote, with Waldron recused and Blocker participating remotely, to adopt COMPAMD 2019-06, Faver Dykes Homesites, based on four findings of fact.

ORDINANCE NO. 2020-29

AN ORDINANCE OF THE COUNTY OF ST. JOHNS, STATE OF FLORIDA, AMENDING THE 2025 COMPREHENSIVE PLAN, ORDINANCE NO. 2010-38, AS AMENDED, TO CHANGE THE FUTURE LAND USE CLASSIFICATION FROM RURAL/SILVICULTURE TO RESIDENTIAL-A, WITH A TEXT AMENDMENT LIMITATION OF FIVE DWELLING UNITS, FOR APPROXIMATELY 16.48 ACRES OF LAND, LOCATED ON THE NORTH SIDE OF FAVER DYKES ROAD; PROVIDING FOR FINDINGS OF FACT; FINDINGS OF CONSISTENCY; SEVERABILITY; AND AN EFFECTIVE DATE

The meeting recessed at 11:52 a.m. and reconvened at 12:30 p.m. with McCormack, Conrad, Morris, Commissioners Smith, Johns, Waldron, and Dean, and Deputy Clerk Crystal Smith in attendance; and Commissioner Blocker participating remotely.

(06/16/20 - 17 - 12:31 p.m.)

6. PUBLIC HEARING - REZ 2019-23, TORTOISE HOLDINGS REZONING. REQUEST TO REZONE APPROXIMATELY 0.44 ACRES OF LAND FROM COMMERCIAL, NEIGHBORHOOD (CN) TO RESIDENTIAL, MANUFACTURED/MOBILE HOME OR SINGLE FAMILY (RMH(S)). THIS REQUEST WAS HEARD BY THE PLANNING AND ZONING AGENCY AT ITS REGULARLY SCHEDULED PUBLIC HEARING ON MAY 7, 2020, AND WAS UNANIMOUSLY RECOMMENDED FOR APPROVAL BY A VOTE OF 6-0

Proof of publication of the notice of public hearing on REZ 2019-23, Tortoise Holdings Rezoning, was received, having been published in *The St. Augustine Record* on April 13, 2020.

Ex parte communication: Waldron disclosed that he had received an e-mail prior to the meeting.

Dane Hutchinson, Tortoise Holdings, LLC, provided an overview of the rezoning request. Waldron asked if a mobile or single-family home was planned for the property; Hutchinson said it would be a single-family home.

(12:34 p.m.) Motion by Waldron, seconded by Johns, carried 5/0, via roll call vote, with Blocker participating remotely, to enact Ordinance No. 2020-30, a request to rezone approximately 0.44 acres of land from Commercial Neighborhood (CN) to Residential, Manufactured/Mobile Home or Single Family (RMH(S)), based on four findings of fact, as provided in the staff report.

ORDINANCE NO. 2020-30

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, MANUFACTURED/MOBILE HOME OR SINGLE FAMILY (RMH(S)); MAKING FINDINGS OF FACT; REQUIRING RECORDATION; AND PROVIDING AN EFFECTIVE DATE

(06/16/20 - 18 - 12:34 p.m.)

7. PUBLIC HEARING - STATE REVOLVING FUND LOAN APPLICATION FOR CONSTRUCTION OF THE WASTEWATER SYSTEM REHABILITATION AND IMPROVEMENTS PROJECTS. THE UTILITY DEPARTMENT HAS DETERMINED THAT A FAVORABLE STATE REVOLVING FUND (SRF) LOAN, FOR THE WASTEWATER SYSTEM REHABILITATION AND IMPROVEMENTS PROJECTS, MAY BE AVAILABLE FROM THE FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION (FDEP). THE PROJECTS ARE DESCRIBED IN THE FACILITY PLAN AND CAPITAL FINANCING PLAN, DATED APRIL 2020, PREPARED BY CONSTANTINE ENGINEERING (THE "PLAN"). TO SUBMIT AN APPLICATION FOR SUCH SRF LOAN, THE BOARD OF COUNTY COMMISSIONERS NEEDS TO (A) HOLD A PUBLIC HEARING AND DISCUSS THE RESULTS AND RECOMMENDATIONS OF THE PLAN AT SUCH PUBLIC HEARING, AND ADOPT A RESOLUTION APPROVING THE PLAN AS A PLANNING DOCUMENT FOR THE FDEP AND (B) ADOPT A RESOLUTION AUTHORIZING THE APPLICATION FOR THE SRF LOAN, ESTABLISHING PLEDGED REVENUES, AND DESIGNATING AUTHORIZED REPRESENTATIVES

Proof of publication of the notice of public hearing on State Revolving Fund Loan Application for Construction of the Wastewater System Rehabilitation and Improvements Projects was received, having been published in *The St. Augustine Record* on April 13, 2020.

William G. Young, Director of St. Johns County Utility Department, presented details on the item, via PowerPoint. He noted a scrivener's error in the back up material, under the "Total Cost to be Amortized," that should have been \$41,222,661, which was corrected in the PowerPoint.

(12:44 p.m.) Johns questioned the total bonding capacity versus the loan being requested regarding enterprise funding. James Galley, Utility Analyst for St. Johns County Utility Department, explained the different bonding capacity options and the debt to asset ratio.

(12:47 p.m.) **Motion by Dean, seconded by Johns, carried 5/0, via roll call vote, with Blocker participating remotely, to adopt Resolution No. 2020-228, adopting the Facility and Capital Financing Plan for the Wastewater System Rehabilitation and Improvement Projects, dated April 2020.**

RESOLUTION NO. 2020-228

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, RELATING TO THE STATE REVOLVING FUND LOAN PROGRAM; MAKING FINDINGS; ADOPTING THE FACILITIES PLAN FOR THE WASTEWATER SYSTEM

**REHABILITATION AND IMPROVEMENT PROJECTS;
AUTHORIZING THE SUBMITTAL OF THE ADOPTED
FACILITIES PLAN TO THE FLORIDA DEPARTMENT OF
ENVIRONMENTAL PROTECTION; AND PROVIDING
AN EFFECTIVE DATE**

(12:48 p.m.) Motion by Dean, seconded by Johns, carried 5/0, via roll call vote, with Blocker participating remotely, to adopt Resolution No. 2020-229, authorizing the County to apply for an SRF loan with the Florida Department of Environmental Protection for the construction of the Wastewater System Rehabilitation and Improvement Projects, establishing pledged revenues, and designating authorized representatives.

RESOLUTION NO. 2020-229

**RESOLUTION BY THE BOARD OF COUNTY
COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA,
RELATING TO THE STATE REVOLVING FUND LOAN
PROGRAM; AUTHORIZING APPLICATION FOR LOAN;
ESTABLISHING PLEDGED REVENUES; DESIGNATING
AUTHORIZED REPRESENTATIVES; AUTHORIZING
SUBMITTAL OF LOAN APPLICATION; AND
PROVIDING AN EFFECTIVE DATE**

(06/16/20 - 19 - 12:50 p.m.)

8. CONSIDER APPOINTMENTS TO THE ARTS, CULTURE, HERITAGE FUNDING PANEL. CURRENTLY THERE ARE EIGHT VACANCIES ON THE ARTS, CULTURE, HERITAGE FUNDING PANEL. SIX VACANCIES ARE DUE TO EXPIRED TERMS AND TWO VACANCIES ARE DUE TO RESIGNATIONS. FIVE OF THE VACANCIES ARE MEMBER POSITIONS RESIDING WITHIN ST. JOHNS COUNTY AND THREE ARE REQUIRED TO BE MEMBERS FROM OUTSIDE OF THE COUNTY. ALL MEMBERS ARE REQUIRED TO DEMONSTRATE AN INTEREST IN TOURISM/CULTURAL DEVELOPMENT AND PROMOTION. ST. JOHNS COUNTY RESIDENT MEMBERS SERVE TWO-YEAR TERMS AND NON-RESIDENTS SERVE ONE-YEAR TERMS. ALL EIGHT VACANCIES HAVE BEEN ADVERTISED FOR TWO, FOUR-WEEK SPANS (JAN 8 - FEB 5 AND FEB 10 - MAR 8). NO OUT-OF-COUNTY APPLICATIONS WERE RECEIVED. PLEASE FIND ATTACHED, FOR YOUR REVIEW AND CONSIDERATION, EIGHT APPLICATIONS, ALONG WITH A RECOMMENDATION FROM THE TOURIST DEVELOPMENT COUNCIL (GINA FIORE - DIST. 4, LISA JOHNSON - DIST. 4, KEVIN KENNEDY - DIST. 1, ROD MORRIS - DIST. 1, SHERYL NELSON - DIST. 5, ADAM Z. PENNA - DIST. 4, JULIANA SCHIAVO - DIST. 4, AND JENNA STONE - DIST. 5)

Melissa Lundquist, Assistant to the Board of County Commissioners, presented details on the item. She stated that no out-of-county applications had been received.

Rebecca Lavie, Senior Assistant County Attorney, said that the Board could make the appointments and let the members sort out who would get which term, then the Board could ratify the appointments as a consent agenda item.

(12:53 p.m.) Motion by Waldron, seconded by Johns, carried 5/0, via roll call vote, with Blocker participating remotely, to appoint Gina Fiore, Lisa Johnson, Rod Morris, Juliana Schiavo, and Jenna Stone to the Arts, Culture and Heritage Funding Panel, for a two-year term, allowing the members to decide when the terms would expire and who would serve as the alternate.

(12:54 p.m.) Deputy Clerk Sindy Wiseman entered the meeting and Deputy Clerk Crystal Smith left the meeting.

(06/16/20 - 20 - 12:54 p.m.)

9. CARES ACT FUNDING AGREEMENT

McCormack stated that the agreement was between the State of Florida Division of Emergency Management and the County. He also stated that a copy of the agreement was available on the County's website.

(12:56 p.m.) Regina Ross, Deputy County Attorney, summarized the agreement, *Exhibit A*. She explained that the Florida Division of Emergency Management would be administering the funds and that the effective terms would be March 1, 2020, through December 30, 2020. The total award would be approximately \$11.5 million, with the first disbursement to be about \$2.8 million, the remaining disbursements would be made on a reimbursement basis. She said there was a provision for municipalities, within the County's jurisdiction, to receive funds, but that the County would be responsible for disbursing the funds and would be obligated for repayment for any ineligible expenditures made by the municipalities. She noted that an agreement could be made with the municipalities regarding stipulation of the funds. Ross reviewed the reporting requirements, the liability language, the default provisions, the termination provisions and amendments, and other standards in the agreement.

(1:03 p.m.) Johns questioned the timeline for receipt of reimbursement after submittal. Ross said there was not a specific timeline for reimbursement. Discussion ensued on timelines, the audit and record keeping provisions, eligible expenditures and contacting the municipalities regarding their funding needs.

(1:12 p.m.) Smith said he was concerned with some aspects of the agreement; Johns commented on possible uses for any unused portion of the funds; and Dean questioned what would happen to the funds if the County did not accept them. Discussion ensued as to whether the funds could be used to replenish funds from the Community Development Block Grant (CDBG) and the Industrial Development Authority (IDA) that were allocated for businesses. Johns recommended providing staff time to further vet the agreement, before the Board made its decision; discussion ensued. Dean offered a possible motion to allow the chairman to execute the agreement. Waldron wanted to make it clear to the municipalities that they would be responsible for any funding that needed to be returned.

(1:30 p.m.) McCormack suggested that staff create a "plan of execution" to present to the Board on June 23, 2020, at its special meeting. *Consensus was given to readdress the agreement at the June 23, 2020, special meeting.*

(06/16/20 - 20 - 1:36 p.m.)

COMMISSIONERS' REPORTS

Commissioner Waldron

Waldron requested that the chairman sign two proposed letters, *Exhibit A*: 1) to the Florida Department of Transportation's (FDOT), requesting to take possession of the material on their property, to be used for the Offshore Reef Project; and 2) to St. Augustine Port and Waterway Beach District requesting funding for the Offshore Reef Project. Joy Andrews, Assistant County Administrator, provided information regarding the use of Category 3, Tourist Development Council (TDC) funds for the Project. Discussion ensued on other possible fund donations for the project.

(1:45 p.m.) McCormack suggested including: *substantially in the form of*, to allow flexibility to amend the letter to FDOT.

(1:45 p.m.) Motion by Dean, seconded by Johns, carried 5/0, via roll call vote, authorizing the chair to sign the two proposed letters of support, and to include the language provided by counsel.

(1:47 p.m.) Waldron requested to proactively obtain a permit, for emergency purposes, to dredge the south portion of the Summerhaven River. Dean noted that the permit was good for ten years. Waldron stated that the permit would not bind the County; however, would be available in the event of an emergency.

(1:49 p.m.) Motion by Waldron, seconded by Dean, carried 5/0, via roll call vote, directing staff to continue with the permitting process, and to identify \$75,000 towards the cost of the permitting process, as an existing budget allocation, where savings could be identified, to get the permit in place, as soon as possible, in case of a hurricane breach.

(1:50 p.m.) Waldron said he had received several complaints regarding trash pick-up at the boat ramps and beach access points. Andrews stated that the contractor had been notified and that the issue should be resolved. Waldron spoke on options to ensure the performance of the contract.

Commissioner Johns

(1:52 p.m.) Johns requested a presentation of activities surrounding the Republican National Committee (RNC) event. Waldron suggested sending letters from the Visitor and Convention Bureau to the designated delegates inviting them to stay in St. Johns County. *Consensus was given to direct staff to provide a welcome presentation at the next BCC meeting.*

Commissioner Dean

(1:55 p.m.) Dean reported on the Dedication Ceremony for the Keith Martin sign on, Saturday June 20, 2020, at 9:00 a.m., at the Plantation Park Artificial Turf Field.

Commissioner Blocker

No report.

Commissioner Smith

(1:57 p.m.) Smith provided an agriculture report. Additionally, he wished all fathers a Happy Father's Day.

(06/16/20 - 21 - 1:57 p.m.)
COUNTY ADMINISTRATOR'S REPORT

No report.

(06/16/20 - 21 - 1:57 p.m.)
COUNTY ATTORNEY'S REPORT

McCormack spoke on identifying a member of the Board for the Supervisor of Election's (SOE) Canvassing Board for the August and November elections. He reviewed the criteria for an eligible and ineligible member. Smith stated that he would have a conflict in

scheduling for the August election. Dean stated that he would be eligible if the chair wished to appoint him.

(2:05 p.m.) Motion by Waldron, seconded by Smith, carried 5/0, via roll call vote, to appoint Commissioner Dean to the Supervisor of Election's Canvassing Board for the August election.

McCormack determined that there was no Board member eligible for the November election.

McCormack provided the details of eligibility of an alternate member of the Board for the Supervisor of Election's Canvassing Board, for the August election. He said he would notify the SOE and Chief Judge that none of the Board members were eligible to be an alternate member.

(2:08 p.m.) McCormack spoke on the Florida Statute, Section 252.363, regarding extensions of certain development orders, due to natural emergencies. He questioned whether the Board would consider adopting a proclamation recognizing COVID-19 as a natural emergency. *He requested Board consensus to add an item to the special meeting on June 23, 2020, for Board consideration. Consensus was given for staff to present a proclamation to recognize COVID-19 as a Natural Emergency at the June 23, 2020, Special meeting.*

(06/16/20 - 22 - 2:14 p.m.)
CLERK OF COURT'S REPORT

No report.

(06/16/20 - 22 - 2:14 p.m.)
ADJOURN

With there being no further business to come before the Board, Smith adjourned the meeting at 2:14 p.m.

REPORTS:

1. St. Johns County Board of County Commissioners Check Register, Check Nos. 579520-579532, totaling \$332,861.28 (05/27/20)
2. St. Johns County Board of County Commissioners Check Register, Check Nos. 579533-579646, totaling \$1,061,568.12 and Voucher Register Nos. 50542-50611, totaling \$1,280,471.49 (06/02/20)
3. St. Johns County Board of County Commissioners Check Register, Check Nos. 579647-679680, totaling \$34,585.54 and Voucher Register Nos. 50612-50639, totaling \$39,940.63 (06/03/20)
4. St. Johns County Board of County Commissioners Check Register, Check Nos. 579681-679689, totaling \$3,514 and Voucher Register Nos. 50640-50642, totaling \$755.11 (06/04/20)
5. St. Johns County Board of County Commissioners Check Register, Voucher Register Nos. 50643-50644, totaling \$8,767.68 (06/04/20)
6. St. Johns County Board of County Commissioners Check Register, Check Nos. 579690-579946, totaling \$2,474,691.88 and Voucher Register Nos. 50645-50758, totaling \$2,836,229.09 (06/09/20)
7. St. Johns County Board of County Commissioners Check Register, Check Nos. 579947-579959, totaling \$6,740 and Voucher Register Nos. 50759-50770, totaling \$13,276.96 (06/10/20)
8. St. Johns County Board of County Commissioners Check Register, Check Nos. 579960-580038, totaling \$162,921.92 and Voucher Register Nos. 50771-50772, totaling \$6,495 (06/10/20)

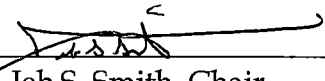
9. St. Johns County Board of County Commissioners Check Register, Check No. 580039, totaling \$2,573.35 (06/12/20)
10. St. Johns County Board of County Commissioners Check Register, Check No. 580040, totaling \$500.00 (06/15/20)
11. St. Johns County Board of County Commissioners Check Register, Check Nos. 580041-580126, totaling \$991,378.58 and Voucher Register Nos. 50773-50810, totaling \$1,452,565.92 (06/16/20)
12. St. Johns County Board of County Commissioners Check Register, Check Nos. 580127-580187, totaling \$32,557.88 and Voucher Register Nos. 50811-50980, totaling \$126,620.32 (06/17/20)
13. St. Johns County Board of County Commissioners Check Register, Check Nos. 580188-580205, totaling \$48,790.30 and Voucher Register Nos. 50981-50983, totaling \$755.11 (06/18/20)
14. St. Johns County Board of County Commissioners Voucher Register Nos. 50984-50985, totaling \$8,625.65 (06/18/20)
15. St. Johns County Board of County Commissioners Check Register, Check Nos. 580206-580517, totaling \$2,591,473.13 and Voucher Register Nos. 50986-51082, totaling \$1,399,976.03 (06/23/20)

CORRESPONDENCE:

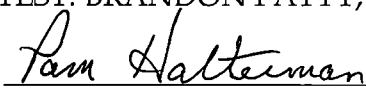
1. Letter dated June 3, 2020, regarding Southaven Community Development District's proposed Fiscal Year 2020/2021 budget
2. Letter dated June 3, 2020, regarding Trout Creek Community Development District's proposed Fiscal Year 2020/2021 budget
3. Letter dated May 29, 2020, regarding the Supervisor of Elections proposed Fiscal Year 2020/2021 budget
4. Letter dated May 20, 2020, regarding Durbin Crossing Community Development District's proposed Fiscal Year 2021 budget
5. Letter dated May 22, 2020, regarding Isles of Bartram Park Community Development District's proposed Fiscal Year 2021 budget
6. Letter dated May 22, 2020, regarding Meadow View at Twin Creek Community Development District's proposed Fiscal Year 2021 budget
7. Letter dated May 21, 2020, regarding St. Johns Forest Community Development District's proposed Fiscal Year 2021 budget
8. Letter dated May 18, 2020, regarding Brandy Creek Community Development District's proposed Fiscal Year 2021 budget
9. Letter dated May 22, 2020, regarding Glen St. Johns Community Development District's proposed Fiscal Year 2020/2021 budget
10. Letter dated May 26, 2020, regarding Six Mile Creek Community Development District's approved Fiscal Year 2021 budget
11. Letter dated May 16, 2020, regarding Heritage Park Community Development District's approved Fiscal Year 2021 budget

Approved _____ July 21 _____, 2020

BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA

By: 
Jeb S. Smith, Chair

ATTEST: BRANDON PATTY, CLERK

By: 
Deputy Clerk

