



**Minutes of Meeting**  
**Board of County Commissioners**  
**St. Johns County, Florida**  
Regular Meeting  
County Administration Building  
500 San Sebastian View  
St. Augustine, Florida 32084  
March 7, 2023 - 9:00 am

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**CALL TO ORDER**

Commissioner Whitehurst called the meeting to order at 9:00 am.

Present: Christian Whitehurst, District 1, Chair  
Sarah S. Arnold, District 2, Vice Chair  
Roy Alaimo, District 3  
Krista Joseph, District 4  
Henry Dean, District 5

Staff Present: Hunter S. Conrad, County Administrator  
David Migut, County Attorney  
Brad Bradley, Deputy County Administrator, Chief of Staff  
Joy Andrews, Deputy County Administrator of Strategic Affairs  
Lex Taylor, Deputy County Attorney  
Artricia K. Allen, Deputy Clerk

**ROLL CALL**

The clerk called the roll. Commissioners Whitehurst, Arnold, Dean, Alaimo, and Joseph were present.

**INVOCATION**

Mike Krulick, Pastor of Anchor Faith Church, gave the invocation.

**PLEDGE OF ALLEGIANCE**

Joe McDermott, Command Sargent Major, USA Retired, led the Pledge of Allegiance.

**PROCLAMATION RECOGNIZING MARCH 2023 AS IRISH AMERICAN HERITAGE MONTH**

Joseph presented the proclamation to the representatives from Florida Ancient Order of Hibernians. Shelby Romero, Assistant to the Board of County Commissioners, read the proclamation.

**CERTIFICATE OF RECOGNITION FOR NATIONAL RED CROSS MONTH**

Alaimo presented a certificate of recognition to Amber Bierfreund and Whitney Carney with the American Red Cross.

## **ACCEPTANCE OF PROCLAMATION AND THE CERTIFICATE**

**Motion by Arnold, seconded by Joseph, carried 5/0, to accept the proclamation.**

**Yea: Whitehurst, Arnold, Dean, Alaimo, Joseph**

**Nay: None**

## **PUBLIC SAFETY UPDATE**

Scott Bullard, Interim St. Johns County Fire Rescue Chief, recognized Dr. Kerry Bachista, St. Johns County Fire Rescue Medical Director, and his accomplishments.

Skip Cole, Director of the Criminal Investigation Division, St. Johns County Sheriff's Office, informed the Board and the community to expect increased traffic due to The Players Championship happening this week. He also stated that on March 2, 2023, St. Johns County hosted a kickoff event for the Northeast Florida Intercept Task Force.

## **CLERK OF COURT'S REPORT**

Brandon Patty, Clerk of the Circuit Court and Comptroller, reported on the St. Johns County Operation Green Light Program that assist people whose drivers license have been suspended.

## **DELETIONS TO THE CONSENT AGENDA**

Joseph requested that Consent Agenda Item 11 be pulled and added to the Regular Agenda as Item 11.

Public Comment: B.J. Kalaidi provided public comment.

## **APPROVAL OF CONSENT AGENDA**

**Motion by Dean, seconded by Arnold, carried 5/0, to approve the Consent Agenda, as amended.**

**Yea: Whitehurst, Arnold, Dean, Alaimo, Joseph**

**Nay: None**

1. Motion to approve the Cash Requirement Report
2. Motion to adopt **Resolution No. 2023-74**, approving the final plat for Silverlake Drive, Phase 1
3. Motion to adopt **Resolution No. 2023-75**, accepting a Deed of Dedication from U-Haul Co. of Florida, to St. Johns County, as required in the Impact Fee Agreement for Bridle

Ridge Planned Unit Development, known as U-Haul Mill Creek for State Road 16 right-of-way

4. Motion to adopt **Resolution No. 2023-76**, approving the terms and conditions of two purchase and sale agreements, and authorizing the county administrator, or designee, to execute the agreements, on behalf of the County, for the Flagler Estates Park future expansion
5. Motion to adopt **Resolution No. 2023-77**, authorizing the county administrator, or his designee, to execute and issue Task Order 01 to A.W.A. Contracting Company, Inc., to complete the sidewalk improvements along County Road 2209 from North Arabella Way to State Road 9B, for an amount not to exceed \$714,860.83, under Bid No. 22-112, As-Needed Construction Services for Countywide Roadway Drainage and Infrastructure Maintenance (Master Contract No: 22-MCA-AWA-16963)
6. Motion to declare the attachments as surplus and authorize the county administrator, or his designee, to dispose of same, in accordance with Purchasing Policy 18.1 and Florida Statute 274
7. Motion to authorize the county administrator, or his designee, to sign amendments to extend contracts until June 30, 2023, for recipients of the American Rescue Plan Act Exterior Improvement Grant Agreement for businesses and non-profits seeking funding assistance to enhance outdoor spaces for COVID-19 mitigation, or to improve the built environment of the neighborhood
8. Motion to approve the transfer of \$425,000 from Impact Fee Zone A Reserve to Improvements O/T Building for the expansion of the Mills Field lights
9. Motion to authorize the county administrator, or designee, to submit an application for the 2022 Staffing for Adequate Fire and Emergency Response (SAFER) grant on behalf of St. Johns County Fire Rescue
10. Motion to adopt **Resolution No. 2023-78**, approving, and authorizing the county administrator, or designee, to submit, Sand and Grit Removal grant applications to the Florida Department of Environmental Protection, on behalf of the County, for qualifying projects
11. 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 2024 Program

*Consent Agenda Item 11 was pulled and added to the Regular Agenda as Item 11.*

12. Motion to adopt **Resolution No. 2023-79**, approving, and authorizing the county administrator, or his designee, to submit, a completed application through the Florida Department of State, Division of Arts and Culture Cultural Facilities Grant Program
13. Motion to approve minutes: 02/21/2023, BCC Regular

14. Proofs:
- a. Proof: Notice of public hearing, Establishment of Ordinance, Repealing Ordinance No. 1997-61, and Ordinance No. 2009-59 Ad Valorem Tax Exemption, published on July 6, 2022, and August 1, 2022, in *The St. Augustine Record*
  - b. Proof: Notice of public hearing, Establishment of Ordinance/Regulations, Amending the St. Johns County Land Development Code, Ordinance No. 99-51, as amended, amending Article IV, Section 4.01.09.E.3, published on July 7, 2022, and August 2, 2022, in *The St. Augustine Record*
  - c. Proof: Notice of public hearing, Establishment of Ordinance, amending the St. Johns County Land Development Code, Ordinance No. 99-51, as amended, Amending Article XII, published on July 8, 2022, and August 3, 2022, in *The St. Augustine Record*
  - d. Proof: Notice of Special Meeting, to consider and adopt the tentative millage rates and budget for Fiscal Year 2023, published on August 29, 2022, in *The St. Augustine Record*
  - e. Proof: Requisition of Bids, Bid No. 22-94, Community Development Block Grant-Disaster Recovery Project - Santa Rosa Drainage Improvements, published on August 30, 2022, and September 6, 2022, in *The St. Augustine Record*
  - f. Proof: Requisition of Bids, Bid No. 22-94, Community Development Block Grant-Disaster Recovery Project - Santa Rosa Drainage Improvements, published on August 30, 2022, in *The Herald-Tribune*
  - g. Proof: Request for Qualifications, RFQ No. 23-01, Traffic Count Program, published on September 15, 2022, and September 22, 2022, in *The St. Augustine Record*
  - h. Proof: Notice of Special Meeting to consider and adopt the final millage rates and budget for Fiscal Year 2023, published on September 12, 2022, in *The St. Augustine Record*
  - i. Proof: Request for Qualifications, RFQ No. 22-89R, Design Build Services for Turnbull Regional Park, published on September 19, 2022, and September 26, 2022, in *The St. Augustine Record*
  - j. Proof: Notice of public hearing, amending, and supplementing the St. Johns County Land Development Code as adopted by Ordinance No. 99-51, published on October 18, 2022, in *The St. Augustine Record*
  - k. Proof: Requisition of Bid, Bid No. 23-02, Installation of Forcemain from Wildwood Drive to Lightsey Road, published on October 7, 2022, and October 14, 2022, in *The St. Augustine Record*
  - l. Proof: Request for Bid, Bid No. 23-07, Community Development Block Grant-Disaster Recovery Project - South Holmes Boulevard Drainage Improvement Project, published on October 17, 2022, and October 24, 2022, in *The St. Augustine Record*
  - m. Proof: Request for Bid, Bid No. 23-06, Community Development Block Grant-Disaster Recovery Project - South Holmes Boulevard Drainage Improvement Project Collier Heights, published on October 17, 2022, and October 24, 2022, in *The St. Augustine Record*
  - n. Proof: Notice of Referendum Election, St. Johns County Ten Year Sales Surtax to Fund Countywide Public Infrastructure and Improvements, published on October 5, 2022, in *The St. Augustine Record*

- o. Proof: Notice of Referendum Election, St. Johns County Ten Year Sales Surtax to Fund Countywide Public Infrastructure and Improvements, published on October 19, 2022, in *The St. Augustine Record*
- p. Proof: Notice of public hearing, vacation of portions of the Riverdale Boulevard and First Street rights of way (VACROA 2022-10, Riverdale Heritage Land, Inc.), published on November 22, 2022, in *The St. Augustine Record*
- q. Proof: Notice of a Special Meeting to hold the annual reorganization of the Board of County Commissioners, published on November 1, 2022, in *The St. Augustine Record*
- r. Proof: Request for Bids, Bid No. 23-16, Removal and Replacement of Air Ducts at St. Johns County Criminal Justice Facility, published on November 1, 2022, and November 8, 2022, in *The St. Augustine Record*
- s. Proof: Requisition of Bids, Bid No. 23-11, County Road 208 Water Booster Pump Station - Ground Storage Tank Work, published November 2, 2022, and November 9, 2022, in *The St. Augustine Record*
- t. Proof: Requisition of Bids, Bid No. 23-10, County Road 208 Water Booster Pump Station - Electrical Work, published November 2, 2022, and November 9, 2022, in *The St. Augustine Record*
- u. Proof: Notice of public hearing, the St. Johns County Board of County Commissioners and Planning and Zoning Agency, amending the Land Development Code, Ordinance No. 99-51, published on November 14, 2022, in *The St. Augustine Record*
- v. Proof: Notice of Special Meeting to hold the annual reorganization of the St. Johns County Board of County Commissioners, published on November 28, 2022, in *The St. Augustine Record*

#### **ADDITIONS/DELETIONS TO THE REGULAR AGENDA**

Arnold requested that Regular Agenda Item 9 be heard closer to the beginning of the meeting. Discussion ensued on making Regular Agenda Item 9 as Item 1a.

Joseph requested that Regular Agenda Item 8 be pulled and brought back at a future Board of County Commissioners meeting. Discussion ensued on the legal requirements for this item, the Strategic Plan and Growth Management.

#### **APPROVAL OF REGULAR AGENDA**

**Motion by Joseph, seconded by Dean, failed 2/3, with Arnold, Whitehurst, and Alaimo dissenting, to approve the Regular Agenda, as amended, removing Agenda Item 8 to a future meeting, and moving Regular Agenda Item 9 to Item 1a.**

**Yea: Joseph, Dean**

**Nay: Whitehurst, Arnold, Alaimo**

**Motion by Arnold, seconded by Alaimo, carried 4/1, with Joseph dissenting, to approve the Regular Agenda, as amended, including Agenda Item 9 being moved to Item 1a, and Consent Agenda Item 11, being added to the Regular Agenda as Item 11.**

**Yea: Whitehurst, Arnold, Dean, Alaimo**  
**Nay: Joseph**

Christine Valliere, Senior Assistant County Attorney, entered the meeting.

### **PUBLIC COMMENT TIME CERTAIN**

Ed Slavin, Sherry Badger (Exhibit A), Robert Reale, Melissa Fischer (Exhibit B), Deo Yashwant (Exhibit C), James Hensley (Exhibit D), John Kinsey, Anna Quinones (Exhibit E), Gole Dilip (Exhibit F), Nicole Crosby, Ellen Avery-Smith, and B.J. Kalaidi provided public comment.

Whitehurst recessed the meeting at 12:55 p.m. and reconvened the meeting at 1:30 p.m. and moved to Regular Agenda Item 2.

1. Public Hearing - PUD 2021-19, Bella Terra PUD. Request to rezone approximately 26 acres of land from Open Rural (OR), and Commercial Intensive (CI), with conditions, to Planned Unit Development (PUD), to allow for a multifamily residential development with a maximum 174 dwelling units. The original request was heard before the Planning and Zoning Agency (PZA) on November 3, 2022, and was recommended for approval with a vote of 5 to 2, with a condition that the applicant discuss the proposed road improvements and impact fees with County staff. There was public comment and Agency discussion regarding drainage, traffic, and safety. The project was heard in front of the Board of County Commissioners (BCC) on December 6, 2022, and was continued to a date uncertain with a vote of 3 to 1. Since the BCC hearing in December, the applicant has revised the request

Board members disclosed ex parte communications.

Doug Burnett, Esq, St. Johns Law Group, presented the details of the request, via PowerPoint.

Joseph asked Burnett for an update on the traffic counts in the area. Dick D'Souza, Development Technical Chief Engineer, provided additional information on the Roads D and E, traffic capacity, peak hour trips, and construction plans for roadways.

Valliere stated that George and Judy Spiegel were the designated representatives of 20 petitioners, and both representatives would be allotted 10 minutes to speak.

Public Comment: George Spiegel, Judy Spiegel (Exhibit A), Doris Taylor (Exhibit B), Karl Kilguss, Chuck Labanowski (Exhibit C), Ana Aquillia, Delba Broome, Andris Duffy, Suzanne Clulow, Sherry Badger, Russell Simmons, Glenn St Pierre, Patricia Simmons, Gloria White, Carmen Fralix, Wayne Fralix, B.J. Kalaidi, Lori Romein, Brandon Prevatt, and Ed Slavin (Exhibit D), provided public comment.

Whitehurst asked legal for clarification that the Board could not base their decision on how many were for or against the project.

Burnett introduced Nelson Caparas, Senior Project Manager, LTG Traffic Engineer, who provided additional information on the traffic safety, capacity analysis and assessment. Discussion ensued

on the traffic impacts. Burnett provided information on the distance and buffer. In addition, Carlos Rivera, Project Manager, TEG Developers, spoke about the compatibility within the surrounding communities and the proposed residential use in a mixed-use zone.

Discussion ensued on the capability, traffic, and density.

Sarah Taylor, Assistant County Administrator, entered the meeting.

**Motion by Alaimo, seconded by Joseph, carried 5/0, to deny PUD 2021-19, Bella Terra PUD, based upon ten findings of fact, as provided in the staff report.**

**Yea: Whitehurst, Arnold, Dean, Alaimo, Joseph**

**Nay: None**

Burnett asked if the Board would consider another motion to waive the one-year requirement that would allow the property owner to adjust the number of units in this project. Discussion ensued on the motion language.

Motion by Alaimo, to waive the one-year time limitation to re-filing the rezoning application for this project. The motion failed for lack of a second.

Valliere left the meeting.

The Board moved to Regular Agenda Item 1a.

2. Public Hearing - DRI MOD 2022-01, RiverTown. Request to modify the RiverTown Development of Regional Impact (DRI), to revise the school mitigation requirements, address the abandonment of the Eagle nest, which include changes to Map H (DRI Master Plan), the proposed Greenway Map and the Wildlife/Plant Resources Map, add a date certain for the provision of a library site and a fire station site, clarify the residential development rights, include age restricted units, and reduce the proposed roundabout locations on State Road 13. A Planned Unit Development (PUD) Major Modification accompanies this DRI Modification request. RiverTown is located along State Road 13 North, south of Greenbriar Road, with Longleaf Pine Parkway being located to the east. The Planning and Zoning Agency recommended approval, with a 6-0 vote. The Agency discussed the provision of the fire station and library sites, and the School Mitigation Agreement. The applicant provided two sites that were under consideration by the County. Further, the applicant provided the School District had approved the School Mitigation Agreement. There was no public comment

Regular Agenda Items 2 and 3 were presented together.

Board members disclosed ex parte communications.

Ellen Avery-Smith, Rogers-Towers, Attorneys at Law, presented the details of the request, via PowerPoint.

Joseph questioned Avery-Smith on the development built-out date and land clearing. D.J. Smith, Vice President of Land Development, Mattamy Homes, provided additional information on land clearing and on the preservation of the trees and wetlands.

Public Comment: There was none.

Whitehurst requested a status update from Avery-Smith on the completion of the portion of Veteran's Parkway from Longleaf Pine Parkway down to 210. Smith also provided an update on the construction of the road. Whitehurst suggested continuing the item to the next scheduled meeting. Discussion ensued on the continuation request.

Valliere provided legal advice on continuing an ordinance.

**Motion by Whitehurst, seconded by Alaimo, carried 5/0, to continue the item until March 21, 2023, at 9:00 a.m.**

**Yea: Whitehurst, Alaimo, Dean, Arnold, Joseph**

**Nay: None**

3. Public Hearing - MAJMOD 2022-09, RiverTown. Request to modify the RiverTown Planned Unit Development (PUD) for consistency with the Development of Regional Impact (DRI) Modification, which includes revise the school mitigation requirements, remove the abandoned Eagle nest protection measures from the Master Development Plan Text and Map, clarify the residential entitlements include age restricted units, and revise proposed roundabout locations on State Road 13. A DRI Modification accompanies this PUD Major Modification. RiverTown is located along State Road 13 North, south of Greenbriar Road, with Longleaf Pine Parkway being located to the east. The Planning and Zoning Agency recommended approval, with a 6-0 vote. The Agency discussed the provision of the fire station and library sites, and the School Mitigation Agreement. The applicant provided two sites that were under consideration by the County. Further, the applicant provided the School District had approved the School Mitigation Agreement. There was no public comment

Discussion occurred with Regular Agenda Item 3.

**Motion by Whitehurst, seconded by Arnold, carried 5/0, to enact Ordinance No. 2023-10, approving MAJMOD 2022-09, RiverTown, based on six findings of fact, as provided in the staff report.**

**Yea: Whitehurst, Arnold, Dean, Joseph, Alaimo**

**Nay: None**

4. REZ 2022-21, 3085 Commercial. Request to rezone approximately 1.70 acres of land from Open Rural (OR), to Commercial Intensive (CI), located at 3085 US Highway 1 South. This request was heard by the Planning and Zoning Agency on January 19, 2023, and was recommended for approval, with a vote of 6 to 0. There was no discussion from the Agency and there were no public comments



Board members disclosed ex parte communications.

Karen Taylor, Land Planner with AVA Engineers, Inc., representing the applicant, presented the details of the request, via PowerPoint.

Public Comment: There was none.

**Motion by Alaimo, seconded by Dean, carried 5/0, to enact Ordinance No. 2023-11, approving REZ 2022-21, 3085 Commercial, based on four findings of fact, as provided in the staff report.**

**Yea: Alaimo, Dean, Whitehurst, Arnold, Joseph**

**Nay: None**

5. Public Hearing - VACROA 2022-05 - A petition to vacate a portion of Bishop Estates Road, in the Bishop Estates No. 3 Subdivision. The applicant has requested the vacation of a portion of Bishop Estates Road fronting Parcels 35, 36, and 37 in the Bishop Estates No. 3 Subdivision. Based on staff review, no party will be unreasonably affected by the request

Sam Lansdale, applicant, presented the details of the request, via PowerPoint.

Public Comment: There was none.

**Motion by Whitehurst, seconded by Dean, carried 5/0, to adopt Resolution No. 2023-80, approving VACROA 22-05, Bishop Estates Road, a petition to vacate a portion of Bishop Estates Road in the Bishop Estates No. 3 Subdivision.**

**Yea: Whitehurst, Dean, Joseph, Arnold, Alaimo**

**Nay: None**

Valliere left the meeting and Kealy West, Senior Assistant County Attorney, entered.

6. Land Acquisition and Management Program Conservation Board Annual Property Ranking List for Consideration for Approval by the Board of County Commissioners. The Land Acquisition and Management Program (LAMP) Ordinance No. 2021-38, requires the LAMP Conservation Board to annually submit a ranking list of the top five properties for consideration by the Board of County Commissioners for acquisition and conservation. The action for the Board today is to consider the ranking list and to approve the ranking list as is, approve the ranking list with modifications, or deny the ranking list with explanation and guidance to the LAMP Conservation Board. Upon approval of the ranking list, County staff will proceed with initiating purchasing negotiations with the property owners. Once staff has secured a purchase price on the properties or found the owner uninterested in selling, a proposed purchase list will be brought back to the Board for review and potential approval of the purchasing funding

Ryan Mauch, Environmental Supervisor, Land Management Section Land Resource Manager, spoke on the properties listed on the LAMP Ranking List and provided details of each property. He introduced Elizabeth Guthrie, Chair, Land Acquisition and Management Program Conservation Board, who presented the details of the request, via PowerPoint.

Whitehurst clarified that the listed properties were not being taken from homeowners. He stated that there would be an agreement between the County and the landowners. Guthrie responded that this was a willer seller program.

Joseph questioned Guthrie on how the voting process was obtained with a recusing vote. Guthrie responded that the voter lived across from the property.

Dean questioned Mauch on how the staff arrived at the market values. He also spoke on market value versus list price.

Public Comment: Steve Glidden (Exhibit A), Chad Glidden, and Joe McAnarney provided public comment.

Joseph suggested looking at the County Road 13 North property for acquisition, with additional comments from Dean regarding the list price.

**Motion by Dean, seconded by Joseph, carried 5/0, to approve the LAMP Conservation Board Property Ranking List, finding the Property Ranking List consistent with the LAMP Ordinance and directing staff to proceed with negotiations for ranked properties for potential County acquisition.**

**Yea: Dean, Joseph, Arnold, Whitehurst, Alaimo**

**Nay: None**

West left the meeting.

7. Ordinance Establishing Procedures for Code Enforcement Lien Release or Reduction. When citations or other enforcement efforts are unsuccessful in achieving compliance, violations of St. Johns County codes and ordinances may be scheduled for hearing before an enforcement board or special magistrate, which may order the assessment of fines, penalties, and/or costs against the violator. Such orders may be recorded in the public records and constitute a lien against the property, which are an asset of the County. The County occasionally receives requests from property owners or other interested parties to reduce or forgive such code enforcement liens. The St. Johns County Board of County Commissioners authorized the Office of the County Attorney to draft a proposed ordinance to establish procedures for the consideration of such requests. The attached proposed ordinance establishes application requirements, eligibility criteria, and process for review of the application and recommendation by the applicable code enforcement body, which is then considered by the Board for final disposition

Bradley Bulthuis, Senior Assistant County Attorney, presented the details of the request, via PowerPoint.

Public Comment: There was none.

8. Countywide Strategic Plan. County Administration is seeking Board approval to initiate and complete a county-wide strategic plan

Hunter S. Conrad, County Administrator, presented the details of implementing a county-wide strategic plan. He noted that the funds were in place and that there was no additional funding requirement.

Joseph expressed her concerns on establishing a strategic plan with respect to other priorities within the county. Conrad responded and discussion ensued on the goals of the plan.

Arnold and Alaimo expressed their positions on the strategic plan, the branding initiative, and public engagement.

Whitehurst verified that there would be no additional funding for the strategic plan and provided his support of the plan. Conrad responded that the plan was already funded, provided examples from surrounding counties, and suggested using a consultant to establish the plan. Discussion ensued on implementing a strategic plan with the focus on growth management, economic development, and communication.

Public Comment: Lisa McGlynn and Joe McAnarney provided public comment.

**Motion by Whitehurst, seconded by Dean, carried 5/0, to authorize the county administrator, or designee, to initiate the procurement process to secure a firm that will create and complete a countywide strategic plan with the focus on growth management, economic development, and communication.**

**Yea: Whitehurst, Dean, Arnold, Alaimo, Joseph**

**Nay: None**

The Board changed Regular Agenda Item 9 to Regular Agenda Item 1a.

- 1a. Professional Services Agreement - County Administrator. A professional services agreement for the County Administrator will be presented to the Board for review and discussion

David Migut, County Attorney, presented the details of the request, via PowerPoint.

Discussion ensued on the contract, financial limitations, and Hunter's accomplishments and responsibilities to St. Johns County. Joseph consulted legal for guidance to abstain from voting on this request.

Whitehurst requested clarification from legal pertaining to a previous discussion that the Board could lose their rights for renewing the contract, if they waited until July. Migut provided the Boards rights. Discussion ensued on why the renewal contract would not be for a two-year term, and title seven violation.

Public Comment: Trey Asner, Ed Slavin, Ervin Bullock, Doris Taylor (Exhibit A), Jacqueline Leblanc, Nicole Crosby (Exhibit B), and B.J. Kalaidi provided public comment.

Conrad thanked the Board for the opportunity to serve as the County Administrator and spoke about the accomplishments and involvement of his County Administration team.

Brandon J. Patty, Clerk of the Circuit Court and Comptroller, provided a response to public comment on the Office of the Inspector General. He explained that the Inspector General sets up the Fraud Waste and Abuse division and complaints filed under the Fraud Waste and Abuse policy would be handled by them. Additionally, Patty explained the policy and stated that allegations of retaliation, equal employment opportunities were handled by the St. Johns County Human Resources Department.

The Board members expressed their positions on the proposed request with renewing Hunter Conrad's contract. Whitehurst consulted legal on whether the Board followed the process of law when placing Conrad into office. Migut responded.

**Motion by Dean, seconded by Arnold, carried 5/0, to approve the professional services agreement between St. Johns County and Hunter S. Conrad.**

**Yea: Whitehurst, Arnold, Dean, Alaimo, Joseph**

**Nay: None**

10. Consider an appointment to the Ponte Vedra Zoning and Adjustment Board. Currently, there is one vacancy on the Ponte Vedra Zoning and Adjustment Board (PVZAB). The vacancy is due to the expired term of John Lynch. A vacancy ad was placed and ran for six weeks. Please find for your review and consideration a recommendation from the Ponte Vedra Zoning and Adjustment Board and three applications: Cynthia Ware, Dist. 4; Pam Shore, Dist. 4; and Anthony Peduto, Dist. 4

Joanne Spencer, Assistant to the Board of County Commissioners, presented the details of the vacancy.

Public Comment: There was none.

**Motion by Whitehurst, seconded by Joseph, carried 5/0, to appoint Cynthia Ware to the Ponte Vedra Zoning and Adjustment Board for a full four-year term, scheduled to expire March 7, 2027.**

Jalisa Ferguson, Assistant County Attorney, entered the meeting.

11. 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 2024 Program

Formerly Consent Agenda Item 11

Tera Meeks, Tourism and Cultural Development Director, reviewed the details of the Arts, Culture and Heritage Funding Program (Exhibit A), including Fiscal Year 2024 grant guideline modifications.

Joseph requested an example of an event and what the grant process would be for applying. Meeks responded with two different events and the process of applying for a grant.

Public Comment: There was none.

**Motion by Joseph, seconded by Arnold, carried 5/0, 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 2024 Program.**

**Yea: Joseph, Arnold, Whitehurst, Dean, Alaimo**

**Nay: None**

Ferguson left the meeting.

## **PUBLIC COMMENT**

Joe McAnarney and Chuck Labanowski provided public comment.

## **COMMISSIONERS' REPORTS**

### Commissioner Alaimo

Alaimo reported on attending the Transportation Summit meeting and the Florida Housing Coalition workshop.

### Commissioner Dean

Dean responded to Labanowski's public comment regarding due process.

### Commissioner Arnold

Arnold reported on attending the Transportation Summit meeting.

### Commissioner Joseph

Joseph reported on Sheriff Hardwick and his team regarding the response time they provided for calls. She also reported on her concerns with the intersection at Pine Island Road and US-1 regarding the possibility of installing a temporary traffic signal. Greg Caldwell, Public Works Director, responded with the timeline of the proposal and stated he was working with the department of transportation on the immediate improvements that could be made.

### Commissioner Whitehurst

Whitehurst expressed his appreciation to staff for the implementation of the Transportation Summit meeting.

## COUNTY ADMINISTRATOR'S REPORT

Conrad expressed his appreciation to the commissioners on the support that was received regarding the renewal of his contract.

## COUNTY ATTORNEY'S REPORT

Migut reported on executing a resolution and agreement for St. Johns County Fire Rescue and Emergency Medical Services to provide medical services during the 2023 Players Championship Tournament and to provide reimbursement of these services from the tour.

Public Comment: There was none.

**Motion by Arnold, seconded by Whitehurst, carried 5/0, to adopt Resolution No. 2023-81, approving the terms, conditions, provisions, and requirements of an agreement for Fire Rescue and Emergency Medical Services between PGA Tour, Inc., and St. Johns County; ratifying St. Johns County Fire Rescue Chief's execution of the agreement on behalf of St. Johns County; and providing an effective date.**

**Yea: Arnold, Whitehurst, Dean, Alaimo, Joseph**

**Nay: None**

With there being no further business to come before the Board, the meeting adjourned at 3:33 p.m.

## REPORTS:

1. St. Johns County Board of County Commissioners Check Register, Check No. 609738, totaling \$120 (2/23/2023)
2. St. Johns County Board of County Commissioners Check Register, Check Nos. 609739-609751, totaling \$64,944.84 and Voucher Register, Voucher No. 71057, totaling \$455.11 (2/23/2023)
3. St. Johns County Board of County Commissioners Voucher Register, Voucher Nos. 71058-71059, totaling \$8,590.04 (2/23/2023)
4. St. Johns County Board of County Commissioners Check Register, Check Nos. 609752-609894, totaling \$2,710,730.08 and Voucher Register, Voucher Nos. 71060-71121, totaling \$1,742,694.70 (2/27/2023)
5. St. Johns County Board of County Commissioners Check Register, Check Nos. 609895-609911, totaling \$502,569.49 (2/28/2023)
6. St. Johns County Board of County Commissioners Check Register, Check Nos. 609912-610078, totaling \$1,743,133.48 and Voucher Register, Voucher Nos. 71122-71194, totaling \$1,086,805.79 (3/06/2023)
7. St. Johns County Board of County Commissioners Check Register, Check No. 610079, totaling \$150 (3/07/2023)
8. St. Johns County Board of County Commissioners Check Register, Check Nos. 610080-610103, totaling \$33,641.30 and Voucher Register, Voucher Nos. 71195-71222, totaling \$35,822.95 (3/08/2023)

CORRESPONDENCE:

There was none.

Approved \_\_\_\_\_, 2023

BOARD OF COUNTY COMMISSIONERS  
OF ST. JOHNS COUNTY, FLORIDA

By: \_\_\_\_\_  
Christian Whitehurst, Chair

ATTEST: BRANDON J. PATTY,  
CLERK OF THE CIRCUIT COURT & COMPTROLLER

By: \_\_\_\_\_  
Deputy Clerk