



Minutes of Meeting
Board of County Commissioners
St. Johns County, Florida
Regular Meeting
County Administration Building
500 San Sebastian View
St. Augustine, Florida 32084
February 6, 2024 - 9:00 a.m.

CALL TO ORDER

Commissioner Arnold called the meeting to order at 9:00 a.m.

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

Staff Present: Joy Andrews, County Administrator
David Migut, County Attorney
Brad Bradley, Deputy County Administrator
Colin Groff, Deputy County Administrator
Lex Taylor, Deputy County Attorney
Artricia K. Allen, Deputy Clerk

ROLL CALL

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

INVOCATION

Pastor Will Wold, First United Methodist Church, gave the invocation.

PLEDGE OF ALLEGIANCE

Andrew Ashcorn, United States Navy Chief Petty Officer, led the Pledge of Allegiance.

PROCLAMATION RECOGNIZING FEBRUARY 2024 AS BLACK HISTORY MONTH

Arnold presented the proclamation to Greg White, Dwala Willis, and Robert Nimmons, from the West Augustine Steering Committee. White spoke about the importance of Black History Month. Shayna Keller, Assistant to the Board of County Commissioners, read the proclamation.

PROCLAMATION COMMEMORATING THE LIFE AND LEGACY OF DR. OTIS A. MASON

Dean presented the proclamation to Pamela Mason, who expressed her gratitude to the Board for recognizing the life and legacy of her father. Shayna Keller, Assistant to the Board of County Commissioners, read the proclamation.

ACCEPTANCE OF PROCLAMATIONS

Motion by Alaimo, seconded by Whitehurst, carried 5/0, to accept the proclamations, as submitted.

**Yea: Alaimo, Whitehurst, Arnold, Dean, Joseph
Nay: None**

PUBLIC SAFETY UPDATE

Jason Caban, St. Johns County Sheriff's Office Corrections Division Director, spoke about Teen Dating Violence Month and highlighted the Tips for Kids' Sake fundraiser event held on February 6, 2024. He also shared news about the upcoming opening of the Flagler Open Arms Recovery Center's facility in St. Johns County in March 2024. In addition, he provided updates on jail maintenance, including the completion of the third floor.

Sean McGee, St. Johns County Fire Rescue Chief, spoke on the St. Johns County Fire Rescue Rapid Intervention Team, who spent two days competing at the Florida Fire Conference in Orlando, Florida, securing a first and third place finish.

CLERK OF COURT'S REPORT

Tara Schultz, Criminal Division Director, provided an overview on jury operations and jury duty scams and responded to a question regarding the clerk's office contacting residents if they failed to appear for jury duty.

PUBLIC INFRASTRUCTURE UPDATE

Neal Shinkre, P.E., Utility Director, provided an update on the Hastings infrastructure improvements.

Dr. Brennan Asplen, Deputy Superintendent St. Johns County School District, provided an update on the renovation of Hastings High School.

LEGISLATIVE AFFAIRS UPDATE

Andrews requested that the Legislative Affairs' update be pulled from the agenda and continued to the February 20, 2024, meeting.

DELETIONS TO THE CONSENT AGENDA

Joseph requested that Consent Agenda Items 7 and 13 be pulled and moved to the Regular Agenda. Arnold stated that Consent Agenda Item 7 would be moved to the Regular Agenda as Item 1a, and Consent Agenda Item 13 would be moved to the Regular Agenda as Item 1b.

Public Comment: Ed Slavin, Doris Taylor, Ann-Marie Evans, Chuck Labanowski, Jackie Lablanc, B.J. Kalaidi, and Charlie Hunt provided public comment.

APPROVAL OF CONSENT AGENDA

Motion by Dean, seconded by Alaimo, carried 4/1, with Joseph dissenting, to approve the Consent Agenda, as amended.

Yea: Dean, Alaimo, Arnold, Whitehurst

Nay: Joseph

1. Motion to approve the Cash Requirement Report
2. Motion to adopt **Resolution No. 2024-32**, approving the terms of, and authorizing the county administrator, or designee, to execute, a Purchase and Sale Agreement for property needed for off-beach parking, and motion to transfer from Park Impact Fees Zone C Reserves in the amount of \$95,000
3. Motion to adopt **Resolution No. 2024-33**, accepting an Easement for Utilities, Bill of Sale, Final Release of Lien, and Warranty associated with the water and reuse systems to serve Silverleaf 418, Phase 1, located off Silverleaf Parkway
4. Motion to adopt **Resolution No. 2024-34**, accepting an Easement for Utilities associated with the water system to serve 7-Eleven at Parkway Village No. 42108, located off International Golf Parkway
5. Motion to adopt **Resolution No. 2024-35**, accepting an Easement Agreement from Rayonier Forest Resources, L.P., for a reclaimed water transmission main to be located near the north end of Water Plant Road
6. Motion to adopt **Resolution No. 2024-36**, accepting three Easements for Utilities, a Bill of Sale, Final Release of Lien, and Warranty associated with the water, sewer, and reuse systems to serve Silverleaf - Silverlake Drive, located off St. Johns Parkway
7. Motion to adopt a resolution approving a Non-Exclusive Permissive Use Agreement form and authorizing the county administrator, or designee, to execute the form as needed without further board action

Consent Agenda Item 7 was pulled and moved to the Regular Agenda as Item 1a.

8. Motion to adopt **Resolution No. 2024-37**, authorizing the chair of the Board of County Commissioners to execute an Easement to Florida Power and Light Company to install electrical service to Mill Creek Park, located off State Road 16
9. Motion to adopt **Resolution No. 2024-38**, approving and authorizing the chair of the Board, on behalf of the County, to execute an Easement to Florida Power and Light Company to provide electrical service to Northwest Well Site No. 7
10. Motion to adopt **Resolution No. 2024-39**, authorizing the chair of the Board of County Commissioners to execute an Easement to Florida Power and Light Company to install electrical service at Vilano Beach Oceanfront Park, located off Vilano Road
11. Motion to adopt **Resolution No. 2024-40**, approving the terms and conditions of an Easement Agreement, and authorizing the Chair of the Board to execute the Easement Agreement on behalf of the County
12. Motion to adopt **Resolution No. 2024-41**, approving and authorizing the county administrator, or designee, to execute and deliver on behalf of the County, light-emitting diodes (LED) Lighting Agreements between St. Johns County and Florida Power and Light Company, in substantially the same form as attached hereto
13. Motion to approve the re-appropriation of funds within the Utilities operating budgets and associated transfers per the attached budget transfer forms

Consent Agenda Item 13 was pulled and moved to the Regular Agenda as Item 1b.

14. Motion to adopt **Resolution No. 2024-42**, authorizing the Utility Department Director to submit an application, on behalf of St. Johns County, to the St. Johns River Water Management District Fiscal Year 2025 Districtwide Cost-Share Program for construction of reuse storage tanks, pipelines, and pump stations, and to complete all necessary application paperwork and certifications
15. Motion to adopt **Resolution No. 2024-43**, authorizing the county administrator, or designee, to execute a Consent to Assignment Agreement, in substantially the same form and format as attached hereto, providing for an assignment of Master Contract No. 20-MCC-KRY-12220 to Kept Companies, Inc., dba Krystal Klean
16. Motion to adopt **Resolution No. 2024-44**, authorizing the county administrator, or designee, to award RFQ No. 23-92, Design-Build Services for Northwest Water Treatment Plant Ground Storage Tank to Precon Corporation, as a qualified Design-Build Firm with the lowest, technically acceptable cost proposal, and to execute a contract in substantially the same form and format as attached hereto, for completion of the specified services for a Total Cost of \$3,170,900, which included Alternate No. 1 Tank Dome Railing, in accordance with RFQ No. 23-92

17. Motion to adopt **Resolution No. 2024-45**, authorizing the county administrator, or designee, to award RFP No. 23-34, Disaster Debris Monitoring Services to Tetra Tech, Inc., as the top ranked firm, and to execute a Professional Services Agreement, in substantially the same form and format as attached, for performance of the services in accordance with the request for proposal
18. Motion to declare the attachments as surplus, and authorize the county administrator, or designee, to dispose of same in accordance with Purchasing Policy 308 and Florida Statute 274
19. Motion to adopt **Resolution No. 2024-46**, authorizing the county administrator, or designee, to award Bid No. 1625, County Road 214 Water Plant Road Water Main Installation (Bid Price, Allowance I) to G&H Underground Construction, Inc., as the lowest, most responsive, and responsible local bidder, and to execute a contract in substantially the same form and format as attached hereto, at a total lump sum bid price of \$850,000, for completion of the specified project
20. Motion authorizing the county administrator, or designee, to assemble a financing team to prepare refinancing documents to achieve annual debt service savings for the Capital Improvement Revenue Refunding Bonds, Series 2014, for later consideration by the Board
21. Motion to adopt **Resolution No. 2024-47**, approving the substantial amendment to the County's 2021-2022 Annual Action Plan, and authorizing the chair to execute and deliver a letter to Housing and Urban Development (HUD), in substantially the same form as attached hereto, detailing the substantial amendment; and authorizing the county administrator, or designee, to submit the substantial amendment through HUD's Integrated Disbursement and Information System
22. Motion to adopt **Resolution No. 2024-48**, awarding West Augustine Historical Community Development Corporation, Inc., a \$33,405.25 Community Development Block Grant to provide free after-school mentoring, tutoring, and homework assistance to low- and moderate-income families in the West Augustine Community Redevelopment Area; authorizing reimbursement of pre-award costs; approving the terms, conditions, and requirements of the Subrecipient Agreement; and authorizing the county administrator, or designee, to execute the agreement on behalf of the County
23. Motion to adopt **Resolution No. 2024-49**, authorizing the county administrator, or designee, to submit an application for the Housing and Urban Development Fiscal Year 2023 Comprehensive Housing Counseling Grant Program
24. Motion to approve a reserve transfer of \$55,000 from Golf Club Reserves into the Golf Club Equipment line
25. Motion to adopt **Resolution No. 2024-50**, amending the Fiscal Year 2024 fee schedule to include a \$50 Annual Sightseeing Family Pass for the St. Johns County Ocean Fishing Pier

26. Motion to adopt **Resolution No. 2024-51**, approving the terms and conditions of Amendment No. 1 to Florida Department of Environmental Protection Agreement 22SJ3, the State cost share of the South Ponte Vedra and Vilano Beach Nourishment Project to be increased by \$89,211.22 to \$163,126.22, and authorizing the county administrator, or designee, to execute the agreement, along with any supplemental documentation, on behalf of the County
27. Motion to adopt **Resolution No. 2024-52**, approving the terms and conditions of Amendment No. 1 to Florida Department of Environmental Protection Agreement 22SJ1, to increase funding by \$86,248.90 to \$224,943.80, for the State cost share of the St. Johns County Shore Protection Project expenses, and authorizing the county administrator, or designee, to execute the agreement, along with any supplemental documentation, on behalf of the County
28. Motion to adopt **Resolution No. 2024-53**, approving the terms, conditions, provisions, and requirements of the State-Funded Grant Agreement with the Florida Division of Emergency Management, recognizing, and appropriating \$2,000,000, amending the Fiscal Year 2024 budget, and authorizing the county administrator, or designee, to execute the agreement, along with any supplemental documentation, on behalf of the County
29. Motion to approve **Resolution No. 2024-54**, regarding the mutual separation of David M. Migut as County Attorney, accepting the terms, conditions, provisions, and requirements of the separation agreement and general release between David M. Migut and the County, authorizing the chair to execute the separation agreement and general release on behalf of the County
30. Motion to adopt **Resolution No. 2024-55**, recognizing and appropriating \$24,331.23 from the State Emergency Medical Services Trust Fund, authorizing the county administrator, or designee, to execute and submit necessary forms and agreements, and certifying the funds will be used for the improvement and expansion of the County prehospital emergency medical services system
31. Motion to adopt **Resolution No. 2024-56**, authorizing the county administrator, or designee, to execute an agreement, substantially in the same form as the attached Economic Development Grant Agreement with Publix Super Markets, on behalf of St. Johns County
32. Motion to approve minutes: January 16, 2024, BCC Regular
33. Proofs:
 - a. Proof: Board of County Commissioners of St. Johns County cancelled its regular meeting scheduled for January 2, 2024, at 9:00 a.m. The next regular meeting of the Board of County Commissioners is scheduled for January 16, 2024, at 9:00 a.m., published on December 22, 2023, in *The St. Augustine Record*
 - b. Proof: Request for Bid No. 1625, 214 Water Plant Road Water Main Installation, published on December 1, 2023, and December 8, 2023, in *The St. Augustine Record*

- c. Proof: Request for Bid No. 24-08R, Mussallem Beachfront Park. All sealed bids must be submitted by or before 2:00 PM EST on Wednesday, January 10, 2024, or as otherwise stated in an addendum, published on December 6, 2023, and December 13, 2023, in *The St. Augustine Record*
- d. Proof: Request for Bid No. 1556, Construction of A1A Master Lift Station - FDEP No. HA001. All sealed bids must be submitted by or before 2:00 PM EST on Wednesday, January 17, 2024, or as otherwise stated in an addendum, published on December 13, 2023, and December 20, 2023, in *The St. Augustine Record*
- e. Proof: Request for Bid No. 1620, Manhole Rehabilitation Project. All sealed bids must be submitted by or before 2:00 PM EST on Wednesday, January 31, 2024, or otherwise stated in an addendum, published on December 22, 2023, and December 29, 2023, in *The St. Augustine Record*

ADDITIONS/DELETIONS TO THE REGULAR AGENDA

Dean stated that the attorney for Item 2 had requested a continuance of the item. Taylor stated that the representatives for Item 3 had also requested a continuance.

Doug Burnett, St. Johns Law Group, 104 Sea Grove Main St., requested that Regular Agenda Item 2 be continued to a time certain of February 20, 2024, or March 5, 2024. Mike Roberson, Growth Management Director, asked the Board for additional time to consult with his team regarding providing adequate time to review newly submitted data, before setting the continuance date.

APPROVAL OF REGULAR AGENDA

Motion by Dean, seconded by Alaimo, carried 5/0, to continue Regular Agenda Item 2 to a time certain, subject to staff's recommendation. [Motion amended and restated below.]

Yea: Whitehurst, Dean, Arnold, Alaimo, Joseph
Nay: None

Motion by Whitehurst, seconded by Alaimo, carried 5/0, to continue Regular Agenda Item 3 to the February 20, 2024, meeting, as requested by the applicant. [Motion restated below.]

Yea: Whitehurst, Dean, Arnold, Alaimo, Joseph
Nay: None

Dean restated his motion to set a date/time certain of March 5, 2024, for Item 2.

Motion by Dean, seconded by Whitehurst, carried 5/0, to continue Regular Agenda Item 2 to a time/date certain of March 5, 2024.

Yea: Dean, Whitehurst, Arnold, Alaimo, Joseph
Nay: None

Whitehurst restated and clarified his motion to set a date/time certain of February 20, 2024, for Item 3.

Motion by Whitehurst, seconded by Alaimo, carried 5/0, to continue Regular Agenda Item 3 to the February 20, 2024, agenda [as requested by the applicant].

Yea: Whitehurst, Dean, Arnold, Alaimo, Joseph
Nay: None

Andrews requested to add an item concerning a permissive use agreement at the Vilano boat ramp for the removal of derelict vessels. Arnold stated that the item would be added to the Regular Agenda as Item 1c.

Motion by Arnold, seconded by Whitehurst, carried 5/0, to approve the Regular Agenda, as amended.

Yea: Arnold, Whitehurst, Alaimo, Dean, Joseph
Nay: None

1. Public Hearing - LMA 2023-02, 165 Vilano Road. Request for a local landmark designation of the structure, located at 165 Vilano Road in Vilano Beach, pursuant to Section 3.01.03. of the Land Development Code

The Board disclosed ex parte communication.

Dr. Leslee Keys, Keys and Associates, representing the applicant, presented the details of the landmark designation.

Public Comment: Linda LaCerva, Vivian Browning, and Sallie O'Hara provided public comment.

Motion by Dean, seconded by Joseph, carried 5/0, to adopt Resolution No. 2024-57, approving application LMA 2023-02, designating the structure located at 165 Vilano Road as a local landmark, based upon four findings of fact and one condition, as provided in the staff report.

Yea: Dean, Joseph, Arnold, Alaimo, Whitehurst
Nay: None

- 1a. Consideration of a Non-Exclusive Permissive Use Agreement form and authorization for the county administrator, or designee, to execute the form as needed, without further Board action. (Formerly Consent Agenda Item 7.)

Joseph stated her concerns with this item.

Corey Bowen, Land Management Systems Director, provided clarification on the intent of the agreement. He recommended additional time to provide more detailed language.

Andrews requested Board consensus to continue Regular Agenda Item 1a to a future Board of County Commissioners' meeting. Consensus was given.

- 1b. Consideration of a motion to approve the reappropriation of funds within Utilities' operating budgets, and associated transfers, per the attached budget transfer forms. (Formerly Consent Agenda Item 13.)

Joseph expressed her position on the request and recommended that Shrinkre provide further information.

Neal Shinkre, P.E., Utility Director, explained the internal re-appropriation of funds within Utilities' operating budget.

Public Comment: There was none.

Motion by Dean, seconded by Joseph, carried 5/0, to approve the reappropriation of funds within the Utilities' operating budgets, and associated transfers, per the attached budget transfer forms.

Yea: Dean, Joseph, Arnold, Alaimo, Whitehurst

Nay: None

- 1c. Permissive Use Agreement at Vilano boat ramp for removal of derelict vessels

Corey Bowens, Land Management Systems Director, presented the details of the non-exclusive permissive use agreement.

Public Comment: There was none.

Motion by Dean, seconded by Joseph, carried 5/0, to adopt Resolution No. 2024-58, approving the terms of, and authorizing the county administrator, or designee, to execute, a Non-Exclusive Permissive Use Agreement, for use of St. Johns County Property, at the Vilano boat ramp for removal of derelict vessels.

Yea: Dean, Joseph, Arnold, Alaimo, Whitehurst

Nay: None

2. Public Hearing - REZ 2023-16, Mills Workforce Housing

Regular Agenda Item 2 was continued to March 5, 2024.

3. Public Hearing - PLNAPPL 2023-03, 2353 State Road 13 North Venue and Events

Regular Agenda Item 3 was continued to February 20, 2024.

4. Request for Reconsideration or Waiver of One -Year Time Limit to Reapply for the Deer Run Road PUD 2023-05. PUD 2023-05, Deer Run Planned Unit Development (PUD), was heard by the Board of County Commissioners on September 19, 2023, and was denied 5-0. The PUD proposed 26 duplexes for a total of 52 dwelling units and is located off Deer

Run and Fazio Roads. The applicant is requesting the Commission reconsider the vote or provide a waiver to Land Development Code (LDC) Section 9.04.05.B, as provided in LDC Section 9.04.05.C. Land Development Code Section 9.04.05.B, Re-Application After Denial of Rezoning states: Whenever the Board of County Commissioners has denied an application for the rezoning of land, no further application shall be filed for the same rezoning category of any part, or all of the same land for a period of one year from the date of such action. In the event that two or more applications for the same rezoning for any part or all of the same land has been denied, no further application shall be filed for the same rezoning category of any part or all of the same land for a period of two years from the date of such action denying the last application filed. Section 9.04.04.C. allows for a waiver of the above time limits and states: The time limits in Sections 9.04.05.A. and 9.04.05.B. above may be waived by the affirmative vote of a majority of the Board of County Commissioners when such action is deemed necessary to prevent injustice or to facilitate proper development of the County

Douglas N. Burnett, St. Johns Law Group, representing the applicant, presented the details of the request.

Public Comment: B.J. Kalaidi and Charlie Hunt provided public comment.

Dick D'Souza, Assistant Director of Growth Management, responded to Arnold's questions regarding ongoing traffic and capacity improvements.

Motion by Arnold, seconded by Dean, carried 5/0, to deny the waiver of time limits.

Yea: Arnold, Dean, Alaimo, Whitehurst, Joseph

Nay: None

5. Public Hearing - Proposed Ordinance Amendments for Special Care Housing - First Reading. At the regular Board of County Commissioners' meeting on September 19, 2023, staff received directions to draft an amendment to the Land Development Code regarding Assisted Living Facilities (ALFs) within Open Rural (OR) zoning. Land development regulations categorize ALFs under the broader term of Special Care Housing. Additional clarifications to Special Care Housing regulations were identified by staff and are included in the proposed amendment. This is the first reading of the proposed ordinance. If approved to proceed through the public hearing process, the Planning and Zoning Agency will consider the proposed ordinance and make recommendations. It is anticipated that the second reading of the ordinance would be scheduled for public hearing at a Board meeting in May. Per s. 125.66(5)(b)1., Florida Statutes, because the proposed amendment is changing permitted and special uses within zoning classifications, the second hearing must be held after 5 p.m., unless a minimum of four Board members vote to hold it at a different time.

Amy Ring, Special Projects Manager, Growth Management, presented the details of the proposed ordinance amendment.

Public Comment: Vicki Pepper, B.J. Kalaidi, and Doris Taylor provided public comment.

Discussion ensued on the difference between affordable housing units and assisted living facilities, the updates to the ordinance meeting the necessary criteria, and adjusting the language to meet compatibility.

Motion by Alaimo, seconded by Dean, carried 5/0, to move forward to the Planning and Zoning Agency, seeking recommendations of amendments to the Land Development Code for Special Care Housing, as presented.

Yea: Alaimo, Dean, Arnold, Whitehurst, Joseph

Nay: None

6. Consider an appointment to the Land Acquisition Management Program (LAMP) Conservation Board. The LAMP Conservation Board was established by Ordinance No. 2021-38 and serves as an advisory board to the Board of County Commissioners on issues involving the acquisition, conservation and management of Environmentally Sensitive Lands, Archaeological Sites, recreational lands, and Aquifer Recharge Areas. Currently, there is one vacancy due to the resignation of Jimmy R. Watson. Mr. Watson was appointed by District 3 Commissioner Paul Waldron during the initial formation of the LAMP Conservation Board. His term is set to expire on November 16, 2025. This vacancy is for a regular member, who will represent District 3, and serve for the remainder of Mr. Watson's term. An advertisement for a District 3 vacancy was posted and ran for 30 days. After reviewing all qualified applications, Commissioner Roy Alaimo has recommended Lauren Howington as the District 3 representative. Please find attached for your review and consideration three applications: Lauren Howington, Dist. 3; George Spiegel, Dist. 3; and Kevin Gamble, Dist. 3

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

Joseph voiced her concerns regarding the recommended candidate and highlighted the qualifications of the other applicants; discussion ensued.

Public Comment: Nicole Crosby, Ed Slavin, Jackie Lablanc, and Michael McDonald provided public comment.

Motion by Alaimo, seconded by Dean, carried 4/1, with Joseph dissenting, to appoint Lauren Howington as the District 3 representative to the LAMP Conversation Board, for a partial term, scheduled to expire on November 16, 2025.

Yea: Alaimo, Dean, Arnold, Whitehurst

Nay: Joseph

7. Consider appointments to the North Coastal Design Review Board. Currently, there are three vacancies on the North Coastal Design Review Board (NCDRB) due to expired terms, and an alternate member (Jean Miller) being appointed as a regular member. A vacancy ad was placed and ran for approximately seven months. Members are required to

be a St. Johns County resident who have shown an interest in the history and design of the North Coastal and Vilano Community, residing within the North Coastal Overlay District; or within the Vilano Town Center Mixed Used Overlay District. Attached for your review and consideration are three qualifying applications, and a recommendation letter from the NCDRB: Sacha Martin, Dist. 5; Linda LaCerva, Dist. 5; and William Morton, Dist. 5

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

Public Comment: B.J. Kalaidi and Nicole Crosby provided public comment.

Motion by Dean, seconded by Joseph, carried 5/0, to re-appoint Linda LaCerva to the North Coastal Design Review Board, for a full four-year term, scheduled to expire on February 6, 2028.

Yea: Dean, Joseph, Arnold, Alaimo, Whitehurst
Nay: None

Motion by Dean, seconded by Joseph, carried 5/0, to re-appoint Sacha Martin to the North Coastal Design Review Board, for a full four-year term, scheduled to expire on February 6, 2028.

Yea: Dean, Joseph, Arnold, Alaimo, Whitehurst
Nay: None

Motion by Dean, seconded by Joseph, carried 5/0, to appoint William Morton to the North Coastal Design Review Board, as an alternate member, for a full four-year term, scheduled to expire on February 6, 2028.

Yea: Dean, Joseph, Arnold, Alaimo, Whitehurst
Nay: None

8. Appointment to the Tourist Development Council. In accordance with Florida Statutes 125.0104 and St. Johns County (SJC) Ordinance No. 1996-71, the SJC Tourist Development Council (TDC) is required to have two elected municipal officials on the council. Please find attached for review and consideration a letter from Max Royle, City Beach Manager, requesting Mayor Dylan Rumrell be appointed as the City of St. Augustine Beach representative on the TDC, along with a completed application from Mayor Rumrell.

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

Discussion ensued on potential conflicts of interest if Rumrell were appointed to the TDC. Migut stated Chapter 112, Florida Statutes, permitted qualified individuals to recuse themselves from situations involving conflicts of interest, without preventing their ability to serve the public. In addition, Migut spoke on the provision of the Florida Statutes regarding serving on the TDC and

highlighted that the statue both encouraged and required individuals involved in industries related to tourism to serve on the Board.

Public Comment: Ed Slavin, B. J. Kalaidi, and Ann-Marie Evans provided public comment.

Dylan Rumrell, City of St. Augustine Beach Mayor, provided his background and assured the Board that he would recuse himself from the decision-making process if any funding requests related to The Amp were brought before the TDC.

Motion by Dean, seconded by Alaimo, carried 4/1, with Joseph dissenting, to appoint Mayor Dylan Rumrell to the Tourist Development Council as the City of St. Augustine Beach's representative, for a four-year term, scheduled to expire on February 6, 2028.

Yea: Dean, Alaimo, Arnold, Whitehurst

Nay: Joseph

PUBLIC COMMENT

Public Comment: Michael McDonald, Elizabeth Potter (Exhibit A), Vicki Pepper, Bruce Milliken (Exhibit B), Susan Jenness, Ann Taylor, Frances Lundberg (Exhibit C), Dan Sapp, Doug Forsythe, Nicole Crosby, Nicole Libers, Richard Norwood (Exhibit D), William DeMesquita, William Harty, Victoria Pearson, Sherry Badger, Ed Slavin, Doris Taylor, Rick Johnson, William Hennesy, Charlie Hunt, Mike Oakes, Susan Millerick, and B.J. Kalaidi provided public comment.

Pursuant to public comment, discussion ensued regarding format changes to BCC minutes and relocating the Canright House, about which a town hall meeting will be held on Thursday, February 8, 2024. Ryan Kane, Parks and Recreation Director, commented on public engagement concerning the relocation site.

COMMISSIONERS' REPORTS

Commissioner Joseph

Joseph suggested finding a location for the Canright house that would please everyone and researching how other counties handled public meeting records. She reported that she would be holding a listening hour at the Ponte Vedra Beach Library on March 26, 2024, from 5:30 pm to 6:30 pm.

Commissioner Alaimo

Alaimo congratulated Tina Hemby for being selected Teacher of the Year and Aimee Monie as Rookie Teacher of the Year. He commented on upcoming meetings for the Canright House and a town hall meeting regarding the Shore Drive Trail on February 14, 2024.

Alaimo thanked outgoing County Attorney David Migut for his service and suggested that the Board engage Rich Komando of Bradley, Garrison & Komando, P.A., as interim county attorney. He provided his background and said he was willing to serve temporarily, until a national search

could be completed. Discussion ensued regarding potential conflicts, the possibility of hiring internally, the value of an outside perspective, and conducting a national search.

Motion by Alaimo, seconded by Whitehurst, carried 4/1, with Joseph dissenting, to authorize the chair and county administrator to reach out to Rich Komando, with Bradley, Garrison, & Komando, P.A., to work towards an interim contract for county attorney.

Yea: Alaimo, Whitehurst, Arnold, Dean

Nay: Joseph

Public Comment: Ed Slavin, Doris Taylor, Charlie Hunt, Michael McDonald, Ann-Marie Evans, and Nicole Crosby provided public comment.

Discussion ensued on splitting authority between Lex Taylor and Christine Valliere during a vetting period to ensure there are no conflicts with retaining Komando as interim county attorney. Migut affirmed that this approach would be permissible and would not violate the county attorney ordinance. He stated that staff and Mr. Komando would be conducting conflict checks with the Florida Bar.

Commissioner Whitehurst

Whitehurst thanked Greg Caldwell, and the Public Works team, for completing a much-needed turn lane project on Racetrack Road.

Commissioner Dean

Dean mentioned that the 37th Annual National Conference on Beach Preservation Technology, hosted by the Florida Shore and Beach Preservation Association, would begin on February 7, 2024.

Commissioner Arnold

No report.

COUNTY ADMINISTRATOR'S REPORT

Andrews requested Board consensus *to send a letter of support to the state task force, requesting that they consider St. Johns County for the future home of the State Black History Museum. Consensus was given.*

Andrews stated that the case against the Clerk's Office (Case No. CA 23-17-17) had been dismissed, due to failure to respond to the court order by the former inspector general.

Andrews spoke on opportunities for public participation regarding amendments to the Comprehensive Plan and the Strategic Plan. The dates, times, and locations are:

- February 20, 2024, 6:00 pm to 7:30 pm, at Pacetti Bay Middle School
- February 21, 2024, 6:00 pm to 7:30 pm, at Southeast Branch Library

- February 22, 2024, 6:00 pm to 7:30 pm, at Ponte Vedra Concert Hall
- Additional meetings will be scheduled for March

Andrews congratulated the Board on approving the Economic Development Grant Agreement with Publix to bring their Central Pharmaceutical Facility to the county, resulting in a \$145 million capital investment and the creation of hundreds of new jobs; she clarified some of the details of the Agreement.

COUNTY ATTORNEY'S REPORT

Migut expressed his gratitude for the opportunity to work with the staff and commissioners of St. Johns County.

With there being no further business to come before the Board, the meeting adjourned at 12:49 pm.

REPORTS:

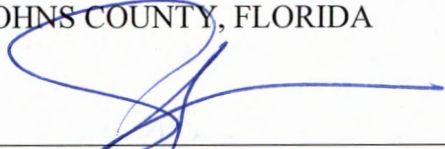
1. St. Johns County Board of County Commissioners Check Register, Check Nos. 619379-619448, totaling \$47,712.33 and Voucher Register, Voucher Nos. 77436-77640, totaling \$160,920.58 (01/17/2024)
2. St. Johns County Board of County Commissioners Check Register, Check Nos. 619449-619605, totaling \$2,853,082.17 and Voucher Register, Voucher Nos. 77641-77701, totaling \$1,088,477.01 (01/19/2024)
3. St. Johns County Board of County Commissioners Check Register, Check Nos. 619606-619617, totaling \$67,732.43 and Voucher Register, Voucher No. 77702, totaling \$455.11 (01/25/2024)
4. St. Johns County Board of County Commissioners Voucher Register, Voucher Nos. 77703-77704, totaling \$8,710.26 (01/25/2024)
5. St. Johns County Board of County Commissioners Check Register, Check Nos. 619618-619633, totaling \$459,004.24 (01/26/2024)
6. St. Johns County Board of County Commissioners Check Register, Check Nos. 619634-619787, totaling \$4,647,323.86 and Voucher Register, Voucher Nos. 77705-77762, totaling \$1,521,348.17 (01/29/2024)
7. St. Johns County Board of County Commissioners Check Register, Check No. 619788, totaling \$9,932.50 (01/29/2024)
8. St. Johns County Board of County Commissioners Check Register, Check Nos. 619789-619964, totaling \$5,973,651.67 and Voucher Register, Voucher Nos. 77763-77831, totaling \$1,603,759.72 (02/06/2024)

CORRESPONDENCE:

There was none.

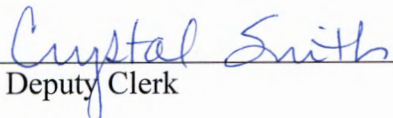
Approved February 20, 2024

BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA

By: 

Sarah Arnold, Chair

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

By: 

Deputy Clerk

