

MINUTES OF THE MAY 22, 2018  
REGULAR MEETING  
GREEN COVE SPRINGS PLANNING AND ZONING BOARD



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CALL TO ORDER

The regularly scheduled meeting of the Green Cove Springs Planning and Zoning Board was held on Tuesday, May 22, 2018, in the City Council Chambers, 321 Walnut Street, Green Cove Springs, Florida.

Chairman Francis called the meeting of the Planning and Zoning Board to order at 5:00 p.m.

ROLL CALL

Board Members Present: Marilyn Haddock  
Sara Spurrier  
Robert Lewis  
Ed Gaw, Vice Chairman  
Henrietta Francis, Chairman

Staff Members Present: L.J. Arnold, III, City Attorney  
Janis Fleet  
Danielle Judd, City Manager  
Kimberley Farnsworth, Building Assistant

Board Members Absent: None

Staff Members Absent: None

ELECTION OF CHAIR AND VICE CHAIR

**A MOTION WAS MADE BY BOARD MEMBER HADDOCK TO ELECT VICE-CHAIRMAN GAW AS THE NEW CHAIRMAN AND BOARD MEMBER SPURRIER AS THE NEW VICE-CHAIRMAN. THE MOTION WAS SECONDED BY BOARD MEMBER LEWIS. THE MOTION WAS APPROVED BY THE FOLLOWING ROLL CALL VOTE: AYES – BOARD MEMBERS HADDOCK, LEWIS, AND SPURRIER, VICE-CHAIRMAN GAW AND CHAIRMAN FRANCIS.**

APPROVAL OF MINUTES

**A MOTION WAS MADE BY VICE-CHAIRMAN SPURRIER TO APPROVE THE APRIL 24, 2018, MINUTES. THE MOTION WAS SECONDED BY BOARD MEMBER LEWIS. THE MOTION WAS APPROVED BY THE FOLLOWING ROLL CALL: AYES – BOARD MEMBERS FRANCIS, HADDOCK, AND LEWIS, VICE CHAIRMAN SPURRIER AND CHAIRMAN GAW.**

BOARD BUSINESS

**REVIEW OF DRAFT GOALS AND POLICIES FOR THE ECONOMIC DEVELOPMENT ELEMENT OF THE GREEN COVE SPRINGS COMPREHENSIVE PLAN**

Ms. Fleet introduced and reviewed the Draft Economic Development Element and asked for input and comments from the Board.

Comments from the Board are as follows:

Board Member Haddock

Policy 1.1.4

- Train employees better on being more “business friendly”.
- Would like non-profits to be included in business infrastructure.

City Manager Judd

Policy 1.1.5

- Could include “community” or “non-profits” after business.

Chairman Gaw

Policy 1.1.7

- Questioning listing JAXUSA and Clay County EDC.

Board Member Haddock

Policy 1.1.8

- Should we add Clay County Chamber of Commerce?
- Ms. Judd – Clay County Chamber of Commerce is separate, possible wording, “such as but not limited to”.

City Attorney Arnold

Policy 1.2.4

- Questioning “support of Clay Port / Reynolds Park”.
- Ms. Judd - Statement could possibly be duplicated from somewhere else.

Board Member Spurrier

Objective 1.3

- Do not like the term “Greening Green Cove Springs”.

Board Member Haddock

Policy 1.3.2

- Would like the Historic Triangle added as a destination.
- Likes the term “Gem of the First Coast” when referring to Green Cove Springs.

Board Member Haddock

Policy 1.3.7

- Green Cove Springs has been referred to as “Downton Clay County”.

Board Member Haddock

Policy 1.4.3

- Do we have a plan of action for historic preservation?

Board Member Haddock

Policy 1.4.4

- A Main Street program is very expensive.

Board Member Francis

Policy 1.4.5

- What would the public art program look like?

Chairman Gaw

Policy 1.5.2

- As opposed to “Foster and Cultivate” what about “Finance and Cultivate”?
- Ms. Judd – Maybe “Achieve a Working Relationship” – begin with the word achieve.
- Ms. Haddock – “Achieve a Partnership” as opposed to “Working Relationship”.
- Ms. Judd – “Achieve a working relationship through partnership with Clay EDC to provide a unified message through the region for direct and indirect voice for the region.

Board Member Haddock

Policy 1.5.6

- Should not overlook the Clay Chamber of Commerce.

Ms. Haddock asked if the Draft would come back before this Board before going to council. Ms. Fleet stated that it will have to come back in Ordinance form.

### **BOARD DISCUSSION**

Ms. Spurrier asked if there are any new buildings or restaurants coming to the city. Ms. Fleet said there is a new restaurant coming to Walnut Street named Red’s that will be serving light food and beer & wine. Ms. Fleet also stated that Burger King has purchased the property where Rich’s was once located.

Mr. Gaw shared an update on Food Truck Friday. During the last event, there was an estimated 600-700 people with 6 food trucks present. The third Food Truck Friday will be on Friday, June 8 with possibly 7 trucks in attendance.

Ms. Francis asked about Memorial benches for the park. Ms. Judd stated that there are Memorial benches or swings available to order for the park, they have received several orders already.

### **STAFF COMMENTS**

Ms. Fleet stated the next meeting will be on 6/26/18 and there are several items that are scheduled to be on the Agenda; the PUD / FLUM for St. Johns / Magnolia, an additional PUD / Land Use Rezoning for Bay Street, a Special Exception, and a Site Plan.

Ms. Fleet also reminded the Board that the Memorial Day Riverfest will be on Monday, May 28 at Spring Park.

### **ADJOURNMENT**

There being no further business to come before the Planning and Zoning Board, this meeting was adjourned at 6:44 p.m.

City of Green Cove Springs, Florida

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Ed Gaw, Chairman

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Danielle Judd, City Manager