

CITY OF GREEN COVE SPRINGS PLANNING & ZONING BOARD MEETING

321 WALNUT STREET, GREEN COVE SPRINGS, FLORIDA
TUESDAY, JUNE 22, 2021 – 5:00 PM



MINUTES

ROLL CALL

The meeting was called to order at 5:00pm.

PRESENT

Chairman Henrietta Francis
Vice Chair Gary Luke
Board Member Brian Cook
Board Member Justin Hall
Board Member Richard Hobbs

APPROVAL OF MINUTES

1. *Review and approval of the minutes for the May 25, 2021 meeting.*

Motion to approve the minutes for the May 25, 2021 meeting.

Motion made by Board Member Hall, **Seconded** by Vice Chair Luke. **Voting Yea:** Chairman Francis, Vice Chair Luke, Board Member Cook, Board Member Hall, Board Member Hobbs.

Motion passes 5-0.

BOARD BUSINESS

STAFF COMMENTS

2. *Comprehensive Plan Discussion*

Mr. Daniels introduce the discussion. Board Member (BM) Cook expressed interest in increased board involvement with the comprehensive plan update.

Mr. Daniels gave a progress update on what has been done to date, including public engagement, before summarizing the Future Land Use element recommendations provided by the consultant. The Board discussed the proposed land uses as well as protecting public access to the St. Johns River.

City Manager Kennedy informed the board a Community Redevelopment Agency (CRA) may be feasible.

BM Cook discussed the possibility of a mooring field for revenue purposes.

Mr. Daniels discussed the population projections with the Board, then explained compatibility between the land uses and zoning.

Mr. Daniels then introduced the Recreation and Open Space element, discussing the park inventory and the proposed park spaces. The Board discussed the level of service as it relates to public and private facilities, then discussed ways to various level of service options, including acreage per population and facilities per population. The Board supported the City developing a Park Master Plan and engaging the community in the development of it.

Chairman Francis discussed affordable housing and referenced plans she had reviewed that had good language in them for staff to reference, including Sanford and Daytona.

BM Cook discussed economic development and incentivizing industry and educational facilities.

Transitioning topics, Mr. Daniels informed the Board the Ayrshire PUD would be brought to them in July, and that staff would prepare the agenda earlier than normal to provide additional time for their review.

ADJOURNMENT

The meeting was adjourned at 7:17 p.m.

CITY OF GREEN COVE SPRINGS, FLORIDA

Henrietta Francis, Chairman

Attest:

Heather Glisson, Planning & Zoning Clerk