

**CITY OF GREEN COVE SPRINGS  
CITIZEN'S ADVISORY COMMITTEE  
BEAUTIFICATION SUB-COMMITTEE**



**SPRING PARK COFFEE  
328 FERRIS STREET, GREEN COVE SPRINGS, FLORIDA  
THURSDAY, AUGUST 03, 2023 – 6:30 PM**

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**MINUTES**

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Meeting called to order by the Chairman at 6:30 PM. Thursday, 3 August 2023.

Chairman called on members of the audience wishing to address the Committee on matters not on the agenda.

Attendees:      Chris Gay – Chair                      Kevin Hurley – Member  
                     Daniel Nichols – Member              Pam Lewis – Member  
                     Theresa Crockett – Member          Leslie Davidson – Member  
                     Debora Gay – Guest                      Raymond Ferrera – Guest  
                     Ramona Ferrera - Guest

**COMMITTEE BUSINESS**

1.. Old Business

- Resumption of Village Improvement Awards:

- Champion: Ms. Theresa Crocket
- Update: This is an existing program where business as individuals are nominated from the community and the winners are selected by an ad-hoc committee with the winners recognized by the city with a plaque and certificate. Ms. Crocket to verify that the program is still the purview of the Village Improvement Board. If yes, a recommendation to resume the program will be forwarded to the CAC at the next meeting. This will close this project.

- Consideration of the “I-Tree” project for the city.

- Champion: Mr. Chris Gay
- Issue: Mr. Daniels had approached Mr. Gay about a project to assess a value for existing trees and green spaces which have already been identified. Intent is to develop a plan which informs City Planners of the fiscal impact of decisions in this regard.
- Mr. Gay will verify that this program is still needed and if yes – initiate when the revised Tree Ordinance has been voted on by the City Council.

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-Aesthetic Review Committee (ARC).

- Champion: Mr. Nicols
- Relevant City Offices
  - Mr. Daniels, Planning and Zone discussion report.
  - Mr. Kennedy, City Manager. Mr. Hurley reports that Mr. Kennedy is not in favor of an ARC. Would like a compromise. Update?
- The Issue: There does not appear to be any standard regarding the overall “look” of projects undertaken on commercial and City properties which leads to a hap Hazzard, and often unsightly results. There needs to be some sense of continuity. In several cases, the results are an actual safety issue.
- Review of questions identified during the last meeting. Do we still concur?
  - **Where would this group fall in the review process?** The consensus is that this would be the first stop for any new permit or project.
  - **What City agency would this fall under?** Planning and Zoning.
  - **Who would comprise this committee; citizen volunteers, city employees, or a combination of both?**
    - Planning and Zoning Committee.
- Consensus that this issue involves two separate programs.
  - City projects which do not go through the normal permitting review process such as concrete pads in the park, etc. “Ugly #1”.
    - Would review projects initiated by the city and provide aesthetic oversight in public spaces.
  - Commercial and municipal building projects that do. ”Ugly #2”.
- Need to establish what the esthetic vision for the city is!
  - When you think of Charleston, Savannah or St Augustine, a specific image comes to mind. What is that image for Green Cove Springs?
  - We should propose one for the city to react to if one does not exist.
  - Guidelines for the AEC to base its decisions on need to be developed that reflect the vision for the city, and codified so that decisions are not arbitrary. The following was proposed, seconded and approved.
    - Projects must portray an external style consistent with those in evidence in the City of Green Cove Springs between 1850 and 1939. Guidance can be found in the Designation description for the Historic Quarter in the National Register of Historic Places of 11 FEB 1991.
    - Such restrictions would be confined to the Historic Central Business District.
    - New style requirements would also be imposed on the change of lease for an existing commercial property.
    - Would apply to all new construction projects.
    - Intent is to establish a “mood” that encourages foot traffic and shopping.
    - Signs and Lighting to be addressed (Edison lights over neon, Gas Lamp look, vintage signage, etc) Existing ordinances for this to be discussed at the next meeting.

## 2. New Business.

- There will be a public workshop to establish a "Form Based Code" for the city. Will be at 6:00 PM, Tuesday, 8 August 2023 in the City Hall Chambers. May overlap or supersede the Aesthetic Review Board. All members are encouraged to attend.

- There was a failed attempt to vote to demolish the River House by the City Council, despite previous decisions to preserve it. Several CAC members petitioned to be given control of the program as it was felt that the original proposal was intentionally misleading and overly expensive. Desire to have this new initiative falls under this subcommittee. Will require the CAC at large to vote to reassign this project.

3. Committee Discussion – As above

4. Set date and time for next meeting as 7 September 2023, 06:30 PM, Spring Park Coffee.

Motion to adjourn seconded at approved at 7:30 PM.



James Gay, Chairman/Secretary



Cheryl Starnes, CAC Chairman

CHARLES SOHM CAC Vice-Chairman