



**MINUTES OF THE ST. JOHNS COUNTY, FLORIDA**  
**ARCHITECTURAL REVIEW COMMITTEE**  
**OF THE PONTE VEDRA OVERLAY DISTRICT**  
**Wednesday, February 22, 2023**  
**Ponte Vedra Library, FOL Room**

Members present: Thomas Baker (acting Chair), Alison McCallum, David Christine, Glenn Hettinger

Members absent: Sean Mulhall

Staff present: Sloane Stephens, Planner; Trevor Steven, Planner

Baker called the meeting to order at 5:03pm.

Steven read the Public Notice Statement.

Baker called for public comment not on the agenda. No comments.

Agenda Item #1 & 2 - Baker opened Item #1, ARCCC 2022-04, and Item #2, NZVAR 222-06, to be presented together as they are companion applications. The Downtown Palm Valley team presented the items starting with an overview of the project. Applicant explained surrounding uses, justification for the variance request, their goal of moving towards a walkable community, and explained rebuttal to letters of opposition. They clarified that the proposed colors are to be neutral greys and blues – not Key West Tropical blue as some of the images seem on the screen.

Public comments - Approximately 20 citizens attended the meeting. A majority of public comments were proponents of the project, but had some underlying concerns. Applicant did the best they could to answer all questions and address all concerns with thorough explanations.

Hettinger: Motion to approve ARCCC 2022-04 as proposed, with second by Christine. Motion passed 4-0.

McCallum: Motion to approve NZVAR 2022-06 as proposed, with second by Hettinger. Motion passed 4-0.

No further business | Meeting adjourned approximately 6:30pm.