

3

AGENDA ITEM
Mid-Anastasia Design Review Board

Meeting

7/28/2022

MEETING DATE

TO: Mid-Anastasia Board Members

DATE: July 28, 2022

FROM: Saleena Randolph, Planner

PHONE: 904 209-0688

SUBJECT OR TITLE: Board Nominations

TYPE: Ex Parte Communication, Letter to BCC

PRESENTER: Saleena Randolph, SJC Planner

BACKGROUND INFORMATION:

The Mid-Anastasia Design Review Board (MADRB) must make recommendations to fill the vacant Board Member positions, consisting of 3 expired terms and 4 unfilled vacancies. The Overlay Board can consist of 5 regular members and 2 alternate members. The Board has 6 applications for review and consideration.

The Overlay Board must vote on who to recommend to reinstate as Board Members.

The Overlay Board must vote on who to recommend as Regular Board Members and Alternate Members.

The Overlay Board can request that the Board of County Commissioners (BCC) waive the by-laws in order to stagger the new member's term limit; otherwise, all members will have a 4 year term.



GROWTH MANAGEMENT DEPARTMENT STAFF REPORT

MID-ANASTASIA DESIGN OVERLAY DISTRICT

July 28, 2022 Public Meeting

Recommendation for Mid-Anastasia Design Review Board Member Appointments

To: Mid-Anastasia Design Review Board

From: Saleena Randolph, Planner

Summary of Request: There are seven (7) vacancies on the Mid-Anastasia Design Review Board (MADR B). The vacancies are due to both expired terms and lack of filled vacant terms. According to Resolution 2015-207, the Design Review Board shall consist of five (5) regular members and two (2) alternates.

BACKGROUND INFORMATION

The Mid-Anastasia Design Review Board must make recommendations to fill the vacant Board Member positions. All seven (7) positions are available; three (3) are due to expired terms and four (4) are due to unfilled vacancies. The seven (7) vacancies are for five (5) regular members and two (2) alternate members. All members are required to demonstrate an interest in the history and design of the Anastasia Community. Please find attached for your review and consideration, six (6) applications from the following individuals:

- Robert L. Boese (membership expired 6/05/2022)
- Ginger Borgman (membership expired 12/15/2019)
- Daniel C. Greene (membership expired 12/15/2019)
- Sandra (Sandy) Gale Bond
- Ann Breslauer
- Maureen T. Long

SUGGESTED ACTION

The Overlay Board must vote on who to recommend to reinstate as Board Members.

The Overlay Board must vote on who to recommend as Regular Board Members and Alternate Members.

ATTACHMENTS:

1. Applications
2. Resolution 2015-207

ATTACHMENT 1
APPLICATIONS

RECEIVED
APR 11 2022

Rec 4.11.22
length 10.11.22
1 year 4.11.23

BOARD OF COUNTY COMMISSIONERS BOARD / COMMITTEE APPLICATION



Mid-Anast

4.11.2022

DATE RECEIVED BY ST. JOHNS COUNTY

Thank you for expressing interest to be considered for appointment to committees, boards, commissions or advisory groups addressing land use appointed by the St. Johns County Board of County Commissioners. The County Commission appreciates your willingness to serve your fellow County residents in a volunteer capacity. Please complete this application to the best of your knowledge. (You may attach a resume and/or additional data. Please reference attachments in the appropriate section(s).)

Name: ROBERT L BOESE District #: 5

Address: 70 HANNAH COLE DR

City: ST AUGUSTINE State: FL Zip: 32080

Phone #: 337.344.3200 E-mail Address: ~~BOBBOESE@BELLSOUTH.NET~~

How long have you been a legal resident of St. Johns County? 7 YRS robertlboese@gmail.com

Most recent occupation/employer: SELF

I am am not a registered voter in St. Johns County, Florida.

List all active professional licenses and certifications: ATTORNEY - LA & CO

Educational background: BA JD

Past work experience: 40 YRS LAW
PRESIDENT MID ANASTASIA DESIGN REVIEWS BD.

Please list all civic clubs, professional organizations, public interest groups and other not-for-profit organizations of which you are a member or in which you have been active in the last three years, particularly those in St. Johns County.

- ANCIENT CITY WRITERS
- DAYTONA WRITERS ASSN
- FLA WRITERS ASSN
- ACADIANA WRITERS GOLD

Please list the location and size of all parcels of property in St. Johns County of which you have ownership:
70 HANNAH COLE DR

Please indicate any companies/industries doing business in St. Johns County in which you have a financial interest (i.e., proprietary, partnership, stock holdings, etc.) N/A

(Over)

Please indicate, by preference, all County committees, boards, or councils addressing land use in which you have an interest:

- 1. MID ANASTASIA DESIGN REVIEW BD
- 2. _____
- 3. _____
- 4. _____

List three (3) personal or professional references:

- 1. KELLY THOMPSON
- 2. DAN GREEN
- 3. BRIAN SCHOONOVER

You may use this space for a brief biographical sketch or to list other skills you possess that are relevant to the appointment you are seeking: (Please indicate in the space below if you are attaching your resume.)

EXPERIENCED MADRB MEMBER

AUTOR OF VARIOUS ZONING PROGRAMS

All information provided will become a matter of public record and will be open to public inspection. If you require special accommodations because of a disability to participate in the application/selection process, you must notify the Board of County Commissioners in advance to allow for reasonable accommodation. This application will be kept on file for one year, at which time you must notify the Board of County Commissioners of your intent to remain an active applicant and update your application accordingly or it will be removed from the active file.

I hereby authorize St. Johns County or its representatives to verify all information provided and I further authorize the release of any information by those in possession of such information which may be requested by the County. I certify that all information provided herein is true and accurate to the best of my knowledge. I understand that a volunteer position provides for no compensation except that as may be provided by Florida Statutes or other enabling legislation, and that if appointed, I shall serve at the pleasure of the Board of County Commissioners.

[Signature]
Signature

03/30/2020
Date

**Please return completed application to:
St. Johns County Board of County Commissioners
500 San Sebastian View, St. Augustine, FL 32084
Phone: (904) 209-0300 Fax: (904) 209-0538**

Thank you for your interest!

For Office Use Only:
Mailed expiration letter: _____
Confirmed interest to extend 6 months:
1. _____
2. _____
3. _____

MADRBS

Rec 6.28.22
Lenth 10.28.22
lyc 6.28.23



BOARD OF COUNTY COMMISSIONERS BOARD / COMMITTEE APPLICATION

June 28, 2022

DATE RECEIVED BY ST. JOHNS COUNTY

Thank you for expressing interest to be considered for appointment to committees, boards, commissions or advisory groups addressing land use appointed by the St. Johns County Board of County Commissioners. The County Commission appreciates your willingness to serve your fellow County residents in a volunteer capacity. Please complete this application to the best of your knowledge. (You may attach a resume and/or additional data. Please reference attachments in the appropriate section(s).)

Name: Ginger Borgman District #: 3

Address: 536 Peninsula Ct

City: St. Augustine, State: FL Zip: 32080

Phone #: 904-704-2349 E-mail Address: gaborgman@gmail.com

How long have you been a legal resident of St. Johns County? 6 years

Most recent occupation/employer: self employed

I am am not a registered voter in St. Johns County, Florida.

List all active professional licenses and certifications: none

Educational background: MBA University of Texas Permian Basin, BBA University of Texas Permian Basin, management,

Past work experience: 25 years real estate appraiser in CT

Please list **all** civic clubs, professional organizations, public interest groups and other not-for-profit organizations of which you are a member or in which you have been active in the last three years, particularly those in St. Johns County.

1. On BOD of Commodores Club Association 2. _____

3. _____ 4. _____

Please list the location and size of all parcels of property in St. Johns County of which you have ownership:

536 Peninsula Ct. St. Augustine Residential house, 7780 A1A South unit 115, St. Augustine, FL Condo

Please indicate any companies/industries doing business in St. Johns County in which you have a financial interest (i.e., proprietary, partnership, stock holdings, etc.) _____

MADRBS

(Over)

Please indicate, by preference, all County committees, boards, or councils addressing land use in which you have an interest:

- 1. none _____
- 2. _____
- 3. _____
- 4. _____

List three (3) personal or professional references:

- 1. Julie Knowles, 904 - 501-2732 _____
- 2. Wendy Larson 904-595-5282 _____
- 3. Niki Kemper 904-248-9017 _____

You may use this space for a brief biographical sketch or to list other skills you possess that are relevant to the appointment you are seeking: (Please indicate in the space below if you are attaching your resume.)
25 years as residential real estate appraiser. Actively involved with association management at Commodores Club and Windjammer Condominium.

All information provided will become a matter of public record and will be open to public inspection. If you require special accommodations because of a disability to participate in the application/selection process, you must notify the Board of County Commissioners in advance to allow for reasonable accommodation. This application will be kept on file for one year, at which time you must notify the Board of County Commissioners of your intent to remain an active applicant and update your application accordingly or it will be removed from the active file.

I hereby authorize St. Johns County or its representatives to verify all information provided and I further authorize the release of any information by those in possession of such information which may be requested by the County. I certify that all information provided herein is true and accurate to the best of my knowledge. I understand that a volunteer position provides for no compensation except that as may be provided by Florida Statutes or other enabling legislation, and that if appointed, I shall serve at the pleasure of the Board of County Commissioners.

Ginger Borgman Digitally signed by Ginger Borgman
Date: 2022.06.24 16:47:12 -04'00'

June 24, 2022

Signature

Date

**Please return completed application to:
St. Johns County Board of County Commissioners
500 San Sebastian View, St. Augustine, FL 32084
Phone: (904) 209-0300 Fax: (904) 209-0538**

Thank you for your interest!

For Office Use Only:

Mailed expiration letter: _____

Confirmed interest to extend 6 months:

- 1. _____
- 2. _____
- 3. _____



BOARD OF COUNTY COMMISSIONERS BOARD / COMMITTEE APPLICATION

June 13, 2022

DATE RECEIVED BY ST. JOHNS COUNTY

Thank you for expressing interest to be considered for appointment to committees, boards, commissions or advisory groups addressing land use appointed by the St. Johns County Board of County Commissioners. The County Commission appreciates your willingness to serve your fellow County residents in a volunteer capacity. Please complete this application to the best of your knowledge. (You may attach a resume and/or additional data. Please reference attachments in the appropriate section(s).

Name: Daniel C. Greene District #: 3

Address: 125 Seminole Rd

City: Saint Augustine State: FL Zip: 32086

Phone #: 904-687-8389 E-mail Address: dangreene133@hotmail.com

How long have you been a legal resident of St. Johns County? August 2010 to current

Most recent occupation/employer: Insurance Consultant, NFP

I am am not a registered voter in St. Johns County, Florida.

List all active professional licenses and certifications: FL 215: Life, Health & Annuity,

FL 056: Legal Expense, GDS: Group Disability Specialist, VBS: Voluntary Benefits Specialist

Educational background: Flagler College 2006-2010, Bachelor of Arts, Business Administration

Past work experience: The Bailey Group: August 2010 - December 2020,
NFP: January 2021 to current

Please list all civic clubs, professional organizations, public interest groups and other not-for-profit organizations of which you are a member or in which you have been active in the last three years, particularly those in St. Johns County.

- First Coast Manufacturers Assoc.
- Habitat for Humanity
- Flagler College Alumni Assoc.
-

Please list the location and size of all parcels of property in St. Johns County of which you have ownership:

125 Seminole Rd, St. Augustine, FL 32086; 80' x 100'

Please indicate any companies/industries doing business in St. Johns County in which you have a financial interest (i.e., proprietary, partnership, stock holdings, etc.) N/A

Please indicate, by preference, all County committees, boards, or councils addressing land use in which you have an interest:

1. Mid Anesthesia Design Review
3. _____
4. _____

List three (3) personal or professional references:

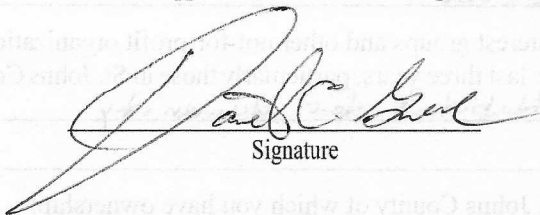
1. Mark F. Bailey, 904. 669. 1963
2. Deborah Craft, 904. 540. 2296
3. Sabrina Abare, 904. 814. 3013

You may use this space for a brief biographical sketch or to list other skills you possess that are relevant to the appointment you are seeking: (Please indicate in the space below if you are attaching your resume.)

Insurance Consultant Specializing in Voluntary Benefits since 2010, now Subject Matter Expert in Voluntary Benefits for NFP's South Atlantic region.

All information provided will become a matter of public record and will be open to public inspection. If you require special accommodations because of a disability to participate in the application/selection process, you must notify the Board of County Commissioners in advance to allow for reasonable accommodation. This application will be kept on file for one year, at which time you must notify the Board of County Commissioners of your intent to remain an active applicant and update your application accordingly or it will be removed from the active file.

I hereby authorize St. Johns County or its representatives to verify all information provided and I further authorize the release of any information by those in possession of such information which may be requested by the County. I certify that all information provided herein is true and accurate to the best of my knowledge. I understand that a volunteer position provides for no compensation except that as may be provided by Florida Statutes or other enabling legislation, and that if appointed, I shall serve at the pleasure of the Board of County Commissioners.


Signature

6/11/2022
Date

Please return completed application to:
St. Johns County Board of County Commissioners
500 San Sebastian View, St. Augustine, FL 32084
Phone: (904) 209-0300 Fax: (904) 209-0538

Thank you for your interest!

For Office Use Only:

Mailed expiration letter: _____

Confirmed interest to extend 6 months:

1. _____
2. _____
3. _____

Mid
ARB

Rec. 4.5.22
Lenh 10.5.22
1 year 4.5.23



BOARD OF COUNTY COMMISSIONERS BOARD / COMMITTEE APPLICATION

4.5.2022

DATE RECEIVED BY ST. JOHNS COUNTY

Thank you for expressing interest to be considered for appointment to committees, boards, commissions or advisory groups addressing land use appointed by the St. Johns County Board of County Commissioners. The County Commission appreciates your willingness to serve your fellow County residents in a volunteer capacity. Please complete this application to the best of your knowledge. (You may attach a resume and/or additional data. Please reference attachments in the appropriate section(s)).

Name: Sandra (Sandy) Gale Bond District #: 43

Address: 1117 Compass Row

City: St Augustine State: FL Zip: 32080

Phone #: 9043150908 E-mail Address: dr_sandybond@yahoo.com

How long have you been a legal resident of St. Johns County? 8 years

Most recent occupation/employer: California State University Fullerton

I am am not a registered voter in St. Johns County, Florida.

List all active professional licenses and certifications: Registered valuer (appraiser) in NZ

Fellow of the Property Institute of NZ & the New Zealand Institute of Valuers, Certificate in Financial Planning,

Educational background: PhD, Masters in Business Studies, Bachelor of Business Studies

Past work experience: Professor of Property Studies teaching real estate related subjects (valuation (appraisal), property management, investment, market analysis, sustainable development); real estate consultant; appraiser

Please list all civic clubs, professional organizations, public interest groups and other not-for-profit organizations of which you are a member or in which you have been active in the last three years, particularly those in St. Johns County.

1. Ancient City Road Runners (running club)
2. Green Drinks/SALSA - environmental group
3. Anastasia Fitness
4. US Green Building Council

Please list the location and size of all parcels of property in St. Johns County of which you have ownership:
1117 Compass Row, St Augustine FL 32080 - Lot is 5663 sq.ft.; 213 Cotorro Lane - Lot is 7841 sq. ft.

Please indicate any companies/industries doing business in St. Johns County in which you have a financial interest (i.e., proprietary, partnership, stock holdings, etc.)
NA

(Over)

Please indicate, by preference, all County committees, boards, or councils addressing land use in which you have an interest:

1. Land Acquisition and Management Program Board
2. Cultural Resource Renewal Board
3. Mid-Anastasia Design Review
4. citizens flood mitigation Advisory Committee

List three (3) personal or professional references:


1. Jane West
2. Sarah Ryan
3. Craig Thomson

You may use this space for a brief biographical sketch or to list other skills you possess that are relevant to the appointment you are seeking: (Please indicate in the space below if you are attaching your resume.) While I have been a career academic, I feel my skill set would be a great addition to the LAMP. On a local and more personal level, I am an advocate for the environment and have researched environmental matters for many years. I currently lobby the City of St. Augustine Beach to practice environmental stewardship and include such matters in their current Comprehensive Plan Review (including the need to write a Climate Action Plan to address climate change & sea-level rise to ensure the city is resilient). MY CV is attached.

NB/ I won the Anastasia Island Environmental Stewardship Award from the CoSAB in 2021 for my efforts.

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Signature

15 September 2021 4/11/2022
Date

**Please return completed application to:
St. Johns County Board of County Commissioners
500 San Sebastian View, St. Augustine, FL 32084
Phone: (904) 209-0300 Fax: (904) 209-0538**

Thank you for your interest!

For Office Use Only:
Mailed expiration letter: _____
Confirmed interest to extend 6 months:
1. _____
2. _____
3. _____

Curriculum Vitae: Dr Sandy Bond

Name: BOND, Sandy Gale **Title:** Dr.
Date of Birth: 26 January 1964, Wellington, New Zealand
Address: 1117 Compass Row, St. Augustine, Florida 32080
Current Position: Property Consultant (2013 to current).

QUALIFICATION AND DISTINCTIONS:

(i) Academic

| <i>Degrees</i> | <i>University</i> | <i>Date Granted</i> |
|-------------------------------------|--------------------------------|---------------------|
| Doctor of Philosophy | Curtin University of Tech., WA | 2001 |
| Master of Business Studies | Massey, NZ | 1997 |
| Graduate Diploma in Business Admin. | Massey, NZ | 1993 |
| Bachelor of Business Studies (VPM) | Massey, NZ | 1984 |
| <i>Certificates</i> | <i>Source</i> | |
| Financial Planning | Financial Planning Group | 1997 |

(ii) Professional/Memberships

| | <i>Institute</i> | |
|----------------------------|------------------------------|------|
| Member of the US GBC FL | US Green Building Council | 2015 |
| Member of the NZ GBC | Green Building Council of NZ | 2010 |
| Senior Member of PINZ | Property Institute of NZ | 2002 |
| Associate member of NZIV | NZ Institute of Valuers | 1989 |
| Registered Property Valuer | NZ Institute of Valuers | 1988 |

Fellowships, Awards

| | <i>Source</i> | |
|---------------------------------|--------------------------------|------|
| Environmental Stewardship Award | City of St. Augustine Beach | 2021 |
| Fellow of PINZ | Property Institute of NZ | 2020 |
| Fellow of NZIV | NZ Institute of Valuers | 2020 |
| IRES Service Award | International Real Estate Soc. | 2016 |
| PINZ Academic Achievement Award | Property Institute of NZ | 2010 |
| PRRES Achievement Award | Pacific Rim Real Estate Soc. | 2002 |
| Best Conference Paper Award | Pacific Rim Real Estate Soc. | 2001 |
| NZIV Presidential Citation | NZ Institute of Valuers | 1997 |

CAREER BRIEF

(i) Academic

Date: **2016 August to 2018 August**
Employer: California State University Fullerton
Title: Director of the Real Estate & Land Use Institute

Date: **2014 to 2016**
Employer: Flagler College, St Augustine, FL, USA
Title: Adjunct Professor

Date: **2010 to 2014**
Employer: Lincoln University, Christchurch, NZ
Title: Full Professor (tenured)

Date: **2007 to 2009.**
Employer: Curtin University of Technology, Perth, Western Australia
Title: Senior Lecturer (equivalent to Associate Professor in the American system)

Date: 2005 to 2006
Employer: University of North Florida, Jacksonville, Florida, USA
Title: Visiting Professor & Adjunct Professor

Date: 2001 to 2005.
Previous Employer: University of Auckland, Auckland, New Zealand
Title: Senior Lecturer (equivalent to Associate Professor in the American system)

Date: 1991- 2000
Employer: Massey University, Palmerston North, New Zealand
Title: Lecturer (tenured) (equivalent to Assistant Professor in the American system)

Teaching:

I have taught and developed undergraduate and postgraduate courses (at the Bachelors, Diploma, Masters and PhD levels) both internally and extramurally (by correspondence) as well as in block-course mode (extramural plus an intensive five day on-campus course) in property related subjects (valuation (appraisal), property management, investment, market analysis, sustainable development) within Australia (CU), NZ (MU, UA and LU), and the USA (UNF). (See list below for details).

Special Projects:

- Chair, Pacific Rim Real Estate Society Conference, Christchurch New Zealand, 2014
- Recruited to an expert panel to advise the government (NZ Earthquake Commission - EQC) on the valuation methodology for compensation purposes due to Increased Flooding Vulnerability (IFV) and the Increased Liquefaction Vulnerability (ILV) as a result of the Canterbury earthquakes, 2012.
- Authored “Guidance Note 3: The Valuation of Contaminated Land” for the NZ Institute of Valuers.

(ii) Valuation Profession

Date: 2013 to current
Title: Property Consultant, Dr. Sandy Bond Consulting LLC.
Work Experience: Advice on complex valuation issues

Date: 1990 (6 months)
Employer: Valuation Office, Inland Revenue, London, United Kingdom.
Title: Registered Valuer.
Work Experience: Assessing property values for taxation and stamp duty purposes.

Date: 1986-1989
Employer: Harcourts Valuations Limited, Wellington, New Zealand
Title: Registered Valuer
Work Experience: Valuing residential, commercial and industrial properties and assets throughout NZ. Other work included retail and office rental assessments and negotiations.

Date: 1985-1986
Employer: Valuation Office, Government Valuation Department, Wellington, NZ
Title: Valuer
Work Experience: Valuing residential & commercial properties primarily for tax purposes, assessing office rentals and defending valuations in tribunal.

Research Funding

| Funding source | Amount | Topic | Term (start & end dates) |
|--|--------------|---|-----------------------------------|
| National Center for Real Estate Research | \$39,000 USD | The Impacts of Hurricane Flooding on Property Value | 2017 Submitted – decision pending |

| | | | |
|--|---------------------------|--|------------------------|
| California Real Estate Education Endowment Fund | \$13,834 USD | Program Improvement Grant | Jan. 2018 to May 2018 |
| Graduate Assistant Package, Lincoln University | 120 hours @ \$22/hour NZ | The impact of the Canterbury earthquake on the commercial office | Nov. 2013 to Feb. 2014 |
| Lincoln University Research Fund | \$10,734 NZ | The impact of the Canterbury earthquake on the commercial office and residential housing markets | 6/2012 to 12/2013 |
| Summer Research Assistant Package | 120 hours @ \$22/hour NZ | Energy Efficiency of NZ Homes: The real estate industry perspective | Nov. 2011 to Feb. 2012 |
| Lincoln University Research Fund | \$10,500 NZ | Drivers and barriers to sustainability in residential buildings | 4/2010 to 12/2011 |
| Australian Research Council Discovery Grant with Sustainability Professor Peter Newman | \$100,000 NZ | Drivers and barriers to sustainability in residential and commercial buildings | 01/2009 to 01/2011 |
| Auckland University Internal Research grant | \$7,000 NZ | The impact of cellular phone towers on property values in NZ. | 01/2003 to 09/2003 |
| Pro Vice-Chancellor's International Doctoral Fellowship | \$24,000 pa (taxable) | Measuring the Effects of a Previously Contaminated Site on the Redeveloped Residential Property Values | 2/1999 to 12/2000 |
| Curtin Divisional Postgraduate Award | \$22,000 AU pa (tax-free) | As Above | 2/1999 to 12/2000 |

Consultancy Projects:

- 2012-2016: Requested by national law firm Chapman Tripp to join a panel of four real estate experts from around NZ to advise the NZ Government (Earthquake Commission) on valuation methodology related to compensation for damaged land caused by the Canterbury earthquakes of 2010-2011. The first report *Diminution of Value Methodology for Increased Flooding Vulnerability* formed the basis of a High Court declaratory judgment decision in December 2014 and cleared the way for EQC to start settling properties with increased flooding vulnerability. The panel subsequently developed a similar value methodology for increased liquefaction risk.
- 2011-2014: Joint project with CBRE, an international commercial real estate services provider, to research the impacts of the Canterbury earthquakes on the commercial office market. Office occupants were surveyed at 6 monthly intervals to ascertain their attitudes towards leasing space in the city and whether these changed over time as the city rebuild commenced. The 22 February 2011 Canterbury earthquake had a devastating impact on Christchurch real estate with significant damage caused to land and buildings. As at June 2013, around 400 commercial buildings had been demolished and another 95 identified to be demolished in central Christchurch. The research was jointly funded by a 2011 and 2012 Lincoln University, Commerce Faculty postgraduate assistant package. The outcomes of this research include industry-based publications and two international conference papers, and a peer-reviewed journal article.
- 2008: Assess the potential Highest and Best Use and value of Waitai Station, consisting of 2,050 Ha of prime coastal land on D'Urville Island, in the South Island of NZ, for Greenfield Advisors, a real estate and business research firm headquartered in Seattle, Washington.
- Cell-phone tower & high voltage overhead transmission lines research:
 - Value impacts from cell-phone towers sited near homes - Porirua residents' action group (Wellington, NZ), 2005.
 - Impacts from high power overhead transmission lines on property values in Tsawwassen, BC, Canada for Greenfield Advisors - legal class-action case, 2005.

ACADEMIC & PROFESSIONAL POSITIONS HELD

| | Membership Details | Positions of responsibility |
|--------------|--|--|
| 2020 ongoing | <ul style="list-style-type: none"> • Editorial Board of the Journal of Sustainable Real Estate | <ul style="list-style-type: none"> • Editor/Referee |
| 1988 ongoing | <ul style="list-style-type: none"> • Fellow of both the Property Institute of New Zealand (SPINZ) & New Zealand Institute of Valuers (NZIV) • Registered Property Valuer • Associate Member of the NZ Institute of Valuers (ANZIV) | <ul style="list-style-type: none"> • Continuing Professional Development Convener for PINZ, |
| 1994 to 2004 | Board of the Pacific Rim Real Estate Society (PPRES) | <ul style="list-style-type: none"> • President (2 years 1997/98) • Secretary • Newsletter editor • PRRES Awards committee |
| 2001 to 2014 | Editorial Board of the Pacific Rim Property Research Journal | <ul style="list-style-type: none"> • Editor/Referee |
| 1997 to 2015 | Director to the Board of the International Real Estate Society (IRES) | <ul style="list-style-type: none"> • President (2014) • Secretary • Newsletter editor • IRES Awards committee |
| 2009 to 2014 | University Committees: <ul style="list-style-type: none"> • Chair of Commerce Faculty Research Committee • Academic Board • Commerce Liaison Committee • School Teaching & Learning • Centre for Research in Applied Economics • Review Sub-Committee of Human Research Ethics • Commerce Management Team • Staff Club Committee | <ul style="list-style-type: none"> • Faculty representative • Professorial Representative |
| 1992- 2004 | Other University Committees: <ul style="list-style-type: none"> • Faculty Board • Equal Employment Opportunities (EEO) Policy • Personal Financial Planning Taskforce • Faculty Timetable • Staff Development | <ul style="list-style-type: none"> • Department Representative |

INTERESTS

- Running (member of the Ancient City Road Runners, St Augustine, FL), yoga, biking, hiking
- Travel
- Wine Tasting

RESEARCH and PUBLICATIONS:

I have published over forty articles in a wide range of national and international property journals. The following list includes only the most recent articles published. Others are included to reflect my range of research interests.

* Indicates papers co-authored with research students I have supervised. They conducted most of the research and analysis under my guidance and I wrote the final publishable paper.

** Indicates papers co-authored with eminent US and UK professors/academics. My contribution relates to the research conducted in NZ as part of the international comparisons.

(i) Thesis

Bond, S.G. (2000). "Post Remediation Stigma: Fact or Fiction? Measuring the Effects of a Previously Contaminated Site on the Redeveloped Residential Property Values", Curtin University of Technology.

(ii) Books

Bond, S.G. (Editor) (2014). "International Real Estate Society 1994-2014, 20th Anniversary Monograph, International Real Estate Society.

**Bond, S. G., Sims, S. and Dent, P. (2013). "Towers, Turbines and Transmission Lines: impacts on property value", Oxford: Wiley-Blackwell, ISBN: 978-1-4443-3007-6.

(iii) Book Chapters

Bond, S.G. (2015). "Barriers and Drivers to Green Building in Australia and New Zealand", in *Emerald Gems: Built Environment and Property Management A Focus on Australia*, Emerald Group Publishing Limited, Bingley, UK. ISBN: 9781785609541.

Synopsis: "Built Environment and Property Management - A Focus on Australia is a unique collection of articles that represent the very highest level of scholarship in the field. The articles published in this collection identify some emergent themes that have subsequently established themselves as key trends among academics in the field."

**Bond, S. G. & Worzala, E. M. (2014), "Investing in Green Buildings", in *Private Real Estate: Markets and Investments*, Eds. K.H. Baker and P. Chinloy, Oxford University Press, New York, Chapter 14, pp.234-255. ISBN: 978-0-19-938875-2.

Bond, S.G. (2003). "Challenges Confronting Property Valuation Practitioners in Australasia", in *Research Issues in Real Estate Monograph Series: Essays in Honour of William N. Kinnard Jr.* Eds. E.M. Worzala and C.F. Sirmans, Kluwer Academic Publishers, Boston, Chapter 7, pp. 103-116.

Bond, S.G. (2002). "Do Market Perceptions Affect Market Prices? A Case of a Remediated Contaminated Site", in *Real Estate Valuation Theory*, eds. K. Wang and M.L. Wolverton, Kluwer Academic Publishers, Boston, Vol. 8, pp. 285-321.

**Kinnard, W.N., Worzala, E.M., Bond, S.G. & Kennedy, P.J (2002). "Comparative Studies of United States, United Kingdom and New Zealand Appraisal Practice: Valuing Contaminated Commercial Real Estate", in *Real Estate Valuation Theory*, eds. K. Wang and M.L. Wolverton, Kluwer Academic Publishers, Boston, Vol. 8, pp. 201-226.

(iv) Refereed Journal Articles

Bond, S.G. and Dermisi, S. (2017), Using GIS to Measure the Impact of the Canterbury Earthquakes on House Prices in Christchurch, New Zealand, *International Journal of Disaster Resilience in the Built Environment*, Vol. 8 Issue, 2.

Bond, S.G. (2015), Californian Realtors' Perceptions towards Energy Efficient "green", *Journal of Sustainable Real Estate*, Vol. 7, No. 1., pp.135-159.

Bond, S.G. (2015), "Residents' perceptions of risk towards residential property in Canterbury NZ subsequent to the earthquakes", *International Journal of Disaster Resilience in the Built Environment*, Vol. 6, Issue 3, pp. 234-267.

Bond, S.G. (2013), Assessing New Zealand Householders' Home Use Behaviours: How Energy Efficient Are They? *Pacific Rim Property Research Journal*, Vol. 19, No. 1, pp.17-41.

Bond, S. G. and Perrett. G. (2012). The Key Drivers and Barriers to the Sustainable Development

of Commercial Property in New Zealand, *Journal of Sustainable Real Estate*, Vol.4, No. 1, pp.48-77.

Bond, S. G., Moricz, Z. and Wong, C. (2012). "The Impacts of the Canterbury Earthquakes on the Commercial Office Market in Christchurch, NZ", *Pacific Rim Property Research Journal*, Vol. 18, No.4. pp. 389-405.

Md Yassin, A.B., Bond, S.G., McDonagh, J. (2011). "Developing Guidelines for Riverfront Developments in Malaysia", *Pacific Rim Property Research Journal*, Vol. 17, No.4. pp. 511-529.

Md Yassin, A.B., Bond, S.G., McDonagh, J. (2011). "Water front development in Malaysia: do we have sustainable governance?", *Pacific Rim Property Research Journal*, Vol. 17, No.3. pp. 336-356.

Bond, S.G. (2011), "Barriers and Drivers to Green Building in Australia and New Zealand" *Journal of Property Investment and Finance*, Vol. 29, Issue 4/5, pp.494 – 509.

Bond, S.G. (2011), "Residential Property Development Professionals Attitudes Towards Sustainable Development in Australia," *International Journal of Sustainable Development and Planning*, Vol. 6, No. 4, pp. 474-486.

Bond, S.G. (2010). "Lessons from the Leaders of Green Designed Commercial Buildings in Australia", *Pacific Rim Property Research Journal*, Vol. 16, No.3. pp.314-338.

Bond, S.G. (2010). "Community Perceptions of Wind Farm Development and the Property Value Impacts of Siting Decisions?" *Pacific Rim Property Research Journal*, Vol. 16, No.1. pp.52-69.

Bond, S.G. (2008). "Attitudes towards the development of wind farms in Australia", *Journal of Environmental Health Australia*, Vol. 8, No.3, pp. 19-32.

Bond, S.G. (2008). "The Impact of Feng Shui on Residential Property Prices in Western Cultures", *Journal of International Housing Markets and Analysis*, vol. 1, no.1, pp. 81-101.

Bond, S.G. (2007). "Cell Phone Tower Proximity Impacts on House Prices: a New Zealand Case Study", *Pacific Rim Property Research Journal*, vol. 13, no. 1, pp. 63-91.

*Bond, S. G. and Squires, L. (2007). "The Effects of Distance to Cell Phone Towers on House Prices in Florida", *The Appraisal Journal*, Fall, Vol. LXXV, No.4, pp. 362-370.

*Bond, S.G. & Sakornvanasaak, P. (2006). "The Assessment of Current Valuation Practices as Applied to Local Authority Infrastructural Assets", *Pacific Rim Property Research Journal*, March, vol. 12, no.1, pp. 38-54.

*Bond, S.G. and Wang, K. (2005). "The Impact of Cell Phone Towers on House Prices in Residential Neighborhoods", *The Appraisal Journal*, Volume LXXIII, No.3, pp.256-277.

*Bond, S.G., Beamish, K. (2005). "Cellular Phone Towers: Perceived Impact on Residents and Property Values", *Pacific Rim Property Research Journal*, vol. 11, no. 2, pp. 158-177.

*Bond, S.G. and Cook, D. (2004). "Residents' Perceptions towards Asbestos Contamination of Land and its Impact on Residential Property Values", *Pacific Rim Property Research Journal*, Vol. 10, No.3, pp.328-352.

Bond, S.G. (2001). "The Use of Conjoint Analysis to Assess the impact of Environmental Stigma". *Pacific Rim Property Research Journal*, Vol.7, No.3, pp 182-194.

**Bond, S.G., Kinnard, W.N., Kennedy, P.J., and Worzala, E.M. (2001). "An International Perspective on

Incorporating Risk in The Valuation of Contaminated Land". *The Appraisal Journal*, July, pp.258-265.

Bond, S.G. (2001). "Stigma Assessment: The Case of a Remediated Contaminated Site". *Journal of Property Investment and Finance*, Vol. 19, No.2, pp. 188-210.

**Bond, S.G. & Kennedy, P.J (2000)."The Valuation of Contaminated Land: Methods adopted in the United Kingdom and New Zealand". *Journal of Property Investment and Finance*. Vol. 18, No. 2, pp. 254-271.

*Bond, S.G. & Hopkins, J. (2000)."The Impact of Transmission Lines on Residential Property Values: Results of a Case Study in a Suburb of Wellington, New Zealand". *Pacific Rim Property Research Journal*, Vol.6, No. 2, pp.52-60.

**Bond, S.G., Kinnard, W.N., Worzala, E.M., and Kapplin, S.D. (1998) "Market Participants Reactions Toward Contaminated Property In New Zealand and America". *Journal of Property Valuation and Investment*, Vol.16, No.3, pp.251-272.

**Bond, S.G. & Dent, P. (1998). "Efficient Management of Public Sector Assets". *Journal of Property Valuation and Investment*, Vol.16, No.4, pp.369-385.

(v) Non-refereed Journal Articles:

Engström, P., Bond, S.G. (2013), What Do Homebuyers Want? Household Trends and Buyers Preferences, *Australia and New Zealand Property Journal*, Vol. 4, No.4, pp. 364-370.

Bond, S. G. & Watts, C. (2010). "Public attitudes towards proposed wind farms: A Trans-Tasman comparison". *Australia and New Zealand Property Journal*, Vol. 2, No.8, pp. 494-511.

Bond, S. G. (2009). "The tale of two windy cities: public attitudes towards wind farm development". *School of Economics and Finance Working Paper Series 09.03*, Bentley, Western Australia: School of Economics and Finance, Curtin Business School.

Bond, S.G. (2003). "Issues Facing Valuers in Australia: Lessons for Thai Appraisers". *Thai Appraisal Journal*, Vol. 2, No.2, April-June, pp. 14-15.

Bond, S.G., (2002). "Challenges Confronting Property Valuers in Australasia," *New Zealand Property Journal*, July, pp. 7-13.

Bond, S.G., (2000). "Know Thy Legislation: The Case of Decontaminated Sites in Western Australia", *Australian Property Journal*. Vol. 36, No. 4, pp. 312-316.

(vi) Professional Publications

Bond, S. G. and New Zealand Institute of Valuers. (1998). *New Zealand Institute of Valuers Guidance Note 3: The Valuation of Contaminated Land. Draft*. New Zealand Valuers' Technical Handbook.

(vii) Reviews and comments:

Bond, S.G. (2000). "Book Review: A Spreadsheet Approach to Business Quantitative Methods". *Pacific Rim Property Research Journal*, Vol.6, No. 2, pp.62-63.

CONFERENCE PRESENTATIONS

I have made over forty presentations at conferences and seminars both nationally and internationally in the past ten years. The following list shows only the most recent presentations made.

Bond, S.G. (2018), Flooding caused by Hurricane Matthew in the oldest city of America, St Augustine, Florida: Impacts on property value, *American Real Estate Society Conference*, Bonita Springs, CA, 10-14th April 2018.

Bond, S.G. (2017), When the land Flows: How to assess damages from increased risk of liquefaction after an earthquake, *American Real Estate Society Conference*, Coronado, CA, 5th-8th April 2017.

Bond, S.G. (2017), A Methodology To Measure The Impact of Increased Flood Risk on House Prices. *Pacific Rim Real Estate Society Conference*, Sydney, NSW, Australia, 15-18th January.

Bond, S.G. (2016), Lessons from the Canterbury earthquakes: A methodology to measure the impact of increased risk from sea-level rise on house prices. *American Real Estate Society Conference*, Denver, Colorado, USA, 29 March – 2nd April.

Bond, S.G., Pacifici, C. and Newman, P. (2015). Real Estate Agents' Perceptions towards Energy Efficient "green" Housing. *American Real Estate Society Conference*, Sanibel Harbor Marriott, Fort Myers, Florida, USA , April 14-18, 2015.

Bond, S.G. and Dirmisi, S. (2014). Using GIS to Measure the Impact of the Canterbury earthquakes on House Prices in Christchurch, NZ, *Latin American Real Estate Society Conference*, 18- 20 September 2014, Rio de Janeiro, Brazil.

Bond, S.G. (2014). Residents' perceptions relating to residential property in Canterbury NZ post the earthquakes, *American Rim Real Estate Society Conference*, 1- 5th April, San Diego, California, USA.

Bond, S.G. (2013). "Commercial Office Occupiers' Perceptions of Office Market in Post-Earthquake Christchurch, New Zealand", *European Real Estate Society Conference*, Vienna, Austria, 3-6th July.

Bond, S.G. (2013). "Investigating NZ Householders' Energy Use Behavior's", *American Rim Real Estate Society Conference*, 10- 13th April, Big Island, Hawaii, USA.

Bond, S.G., Moricz, Z., Wong, C. (2012). "The Impacts of the Canterbury Earthquake on the Commercial Office Market in Christchurch, NZ", *European Real Estate Society Conference*, 13-16 June, Edinburgh, Scotland.

Bond, S.G. and Perrett, G. (2012). "Key Drivers and Barriers to the Sustainable Development of Commercial Property in New Zealand", *American Rim Real Estate Society Conference*, 17- 21st April, St. Petersburg, Florida, USA.

Bond, S.G. (2012). "Assessing NZ Householders' Energy Use Behaviours: A Pilot Survey", *Pacific Rim Real Estate Society Conference*, 15-18 January, Adelaide, Australia.

Bond, S. G., Pacifici, C. and Newman, P. (2011). "Residential Stakeholders' Perceptions towards Sustainability in Housing: An Update", *American Rim Real Estate Society Conference*, 13-16th April, Seattle, USA.

Bond, S. G., Pacifici, C. and Newman, P. (2011). "Sustainability in Housing – Perceptions of Real Estate Agents, Building Professionals and Householders", *Pacific Rim Real Estate Society Conference*, 17-19th January, Gold Coast, Australia.

Bond, S.G. (2010). "Drivers and barriers to Green Buildings in Australia and New Zealand", *Valuation Colloquium*, 11-13 November, Greenville, South Carolina, USA.

Bond, S.G. (2010). "Australian Householders' Attitudes Towards Sustainability in the Home", *European Real Estate Society Conference*, 24-26th June, Milan, Italy.

Bond, S.G. (2010). "Drivers and barriers to sustainable development in Australia", *American Rim Real Estate Society Conference*, 14-17th April, Naples, Florida.

Bond, S.G. (2010). "Drivers and barriers to sustainability in residential and commercial buildings", *Pacific Rim Real Estate Society Conference*, 23-27th January, Wellington.

Bond, S.G. and Watts, C. (2009). "Public Attitudes Towards Proposed Wind Farms: A cross country comparison", *European Real Estate Society Conference*, 24-29 June, Stockholm, Sweden.

Bond, S.G. (2009). "A Tale of Two Windy Cities: Public Attitudes Towards Wind Farm Development", *Pacific Rim Real Estate Society Conference*, 18-22nd January, Sydney.

Bond, S. G. (2008). "Attitudes towards the development of Wind Farms in Australia", *17th Annual AREUEA International Conference*, 4-8 July, Istanbul, Turkey.

Bond, S. G. (2008). "The Impact of Feng Shui on Condominium Prices", *Pacific Rim Real Estate Society Conference*, 20-23rd January, Kuala Lumpur, Malaysia.

Bond, S. G. (2007). "The Impact of Feng Shui on Residential Property Prices in the West", *European Real Estate Society*, 29-30th June, London, UK.

*Bond, S.G. and Squires, L. (2006). "Using GIS to Measure the Impact of Distance to Cell Phone Towers on House Prices in Florida", *American Real Estate Society Conference*, April 19-22, Key West Florida, USA.

*Bond, S.G. and Xue, J. (2005). "Measuring the Impact of Distance to Cell Phone Towers on House Prices: A New Zealand Case Study", *American Real Estate Society Conference*, April 13-16, Santa Fe, New Mexico, USA.

*Bond, S.G. and Xue, J. (2005). "Cell Phone Tower Proximity Impacts on House Prices: A New Zealand Case Study", *European Real Estate Society and International Real Estate Society Conference*, June 15-18, Dublin, Ireland.

*Bond, S.G. and Wang, K. (2004). "The Siting of Cell Phone Towers in Residential Neighborhoods: Do Home-owners Care?" *American Real Estate and Urban Economics Association International Real Estate Conference*, July 29-31, Fredericton, New Brunswick, Canada.

*Bond, S.G. and Beamish, K. (2004). "Residents' Perceptions Towards Living Near Cell Phone Towers", *American Real Estate Society Conference*, April 20-24, Captiva Island, Florida, USA.

*Bond S.G., Sakornvanasak, P., (2004). "The Assessment of Current Valuation Practices as Applied to Local Authority Infrastructural Assets," *Pacific Rim Real Estate Society Conference*, January 25-27, Bangkok, Thailand.

*Bond, S.G., McMahon, N., Beamish, K. (2003). "Do Cellular Phone Base Station Towers Affect Residential Property Values?" *European Real Estate Society Conference*, June 10-13, Helsinki, Finland.

Bond, S.G (2003). "Challenges Confronting Property Valuation Practitioners in Australasia", *Pacific Rim Real Estate Society Conference*, January 19-22, Brisbane, Australia.

*Bond, S.G., Mun, S., Sakornvanasak, P., and McMahon, N (2003). "The Impact Of Cellular Phone Base Station Towers On Property Values", *Pacific Rim Real Estate Society Conference*, January 19-22, Brisbane, Australia.

Bond, S.G (2002). "Completing a PhD: Challenges and Pitfalls", *Doctoral Seminar, Pacific Rim Real Estate Society Conference*, January 20th, Christchurch, New Zealand.

Bond, S.G. (2001). "The Importance of Property Attributes From the Buyers Perspective: A case study of remediated contaminated land". AREUEA's Tenth Annual International Real Estate Conference, Cancun, Mexico, May 6-8.

Bond, S.G. (2001). "Conjoint Analysis: Assessing Buyer Preferences for Property Attributes to Assist with the Estimation of Land Contamination Stigma". The Seventh Pacific-Rim Real Estate Society Conference. Adelaide, Australia 21-24 January. **This paper won the "Best Conference Paper Award"**.

Bond, S.G. (2000). "Do Market Perceptions Affect Market Prices? A Case Study of a Remediated Contaminated Site. Sixteenth American Real Estate Society Conference, Santa Barbara, California 29 March to 1 April.

Bond, S.G. (2000). "Post-remediation Stigma: Fact or Fiction? Measuring the Effects of a Previously Contaminated Site on the Redeveloped Residential Property Values". Doctoral Seminar, Sixteenth American Real Estate Society Conference, Santa Barbara, California 29 March to 1 April.

Bond, S.G. (2000). "Estimating Stigma of Ex-contaminated Land: The "Buyer Beware" Principle Reigns". The Sixth Pacific-Rim Real Estate Society Conference. Sydney, Australia 23-27 January.

Bond, S.G. (1999). "Post-remediation Stigma: Fact or Fiction? The effect of a site's contaminated history on the value of the remediated property." Acer National Business Education and Research Conference, 14 – 15 October. Perth, WA.

**Bond, S.G., Kinnard, W.N. Jr., Kennedy, P.J. & Worzala, E.M. (1999) "How Valuers in the United Kingdom, New Zealand and the United States Incorporate Risk Into Their Valuations of Contaminated Property". The Fifth Pacific-Rim Real Estate Society Conference, in conjunction with The Asian Real Estate Society & The International Real Estate Society. Kuala Lumpur, Malaysia 26-30 January.

**Bond, S.G., Kinnard, W.N. Jr., Worzala, E.M. & Kennedy, P.J. (1999). "Comparative Studies of United States, United Kingdom and New Zealand Appraisal Practice: Valuing Contaminated Property". Fifteenth American Real Estate Society Conference. Tampa, Florida April 7-10.

**Bond, S.G. and Kennedy, P.J. (1998) "The Valuation of Contaminated Land: New Zealand and United Kingdom Practice Compared". The Fifth European Real Estate Society, in conjunction with The International Real Estate Society and The American Real Estate and Urban Economics Association Conference, Maastricht, Netherlands, 10-13 June.

**Bond, S.G., Kinnard, W.N. Jr., and Worzala, E.M. (1998). "The Valuation of Contaminated Land and Property: Identifying the Appropriate Methodology and Procedures". The 19th Pan Pacific Congress, Singapore, 19-24 April.

Bond, S.G. (1998). "The Appraisal of Contaminated Land in New Zealand Practice". The Fourteenth Annual American Real Estate Society Conference, Monterey, California, USA, 15-18 April.

**Bond, S.G., Kinnard, W.N., Worzala, E.M. (1998). "Lenders' and Investors' Attitudes and Policies Toward Property Contamination", The Fourth Pacific Rim Real Estate Society Conference, Curtin University of Technology, Perth, Western Australia, 19-21 January.

**Bond, S.G., Kinnard, W.N., Worzala, E.M., and Kapplin, S.D. (1997). "Comparison of New Zealand and US Institutional Lenders' and Investors' Attitudes and Policies Toward Property Contamination", The Thirteenth American Real Estate Society Conference, in conjunction with The International Real Estate Society Meeting, Sarasota, Florida, 16-19 April.

Bond, S.G. (1997). "“Public Good” Assets - Identifying the Appropriate Valuation Methodology”, AIC Conferences: “Practical Strategies for Effective Asset Management in the Public Sector”, Wellington, 28-29 May.

**Kinnard, W.N., Bond, S.G., Syms, P.M., Delottie, J.W. (1997). “Effects of proximity to High-voltage Transmission Lines on Nearby Residential Property Values: An International perspective on Recent Research”, American Real Estate and Urban Economics Association, University of California at Berkeley, 31 May - 2 June.

Bond, S.G. (1996). “The Impact of Transmission Lines on Property Values”. Twelfth American Real Estate Society Conference, South Lake Tahoe, California, USA, 27-30 March.

**Bond, S.G. & Dent, P.R. (1996). “The Valuation of Public Sector Assets: Identifying the Appropriate Methodology”. Fifth Annual American Real Estate and Urban Economics Association Conference, Orlando, Florida, USA, 23-25 May.

Bond, S.G. (1995). "Running a Flying Circus: Taking Courses to Students", Inaugural Pacific Rim Real Estate Society Conference Proceedings, Melbourne, Australia, 23-25 January, pp 366-371.

**Bond, S.G. and Dent, P.R. (1994). "Valuation of Public Sector Assets: Identifying the Appropriate Methodology". Inaugural European Real Estate Society Conference Proceedings, Amsterdam, November.

Bond, S.G. (1994). "Education in The Valuation Profession in New Zealand", Poster presented at the Inaugural European Real Estate Society Conference, Amsterdam, November.

Bond, S.G. (1994). "Leisure Centres in the 1990s: Balancing Social and Community Responsibilities with Profit Motives", 4th Australasian Real Estate Educators' Conference Proceedings, Auckland.

Bond, S.G. (1994). "The Valuation of Non-Market, Non-Investment Property: Beyond the Three Approaches Doctrine", 4th Australasian Real Estate Educators' Conference Proceedings, Auckland.

Bond, S.G. (1993). "Rental Valuations with Inducements: An update. Where are we and where are we headed?" 3rd Australasian Real Estate Educators' Conference Proceedings, Sydney, January.

Bond, S.G. (1993). "Valuing Non-Market, Non-Investment Property: Beyond the "three approaches doctrine"". The Inaugural Asia Pacific Real Estate Educators' Society Conference Proceedings, Malaysia, November.

Locke, S.M. & Bond, S.G. (1992). "Rental Valuations with Inducements". *2nd Australasian Real Estate Educators' Conference Proceedings*, Adelaide, January.

Invited Panelist

Bond, S.G. (2013). One of five panelists on The International Real Estate Society (IRES) *Teaching and Researching Abroad* panel, Thursday 11th April at 10:20-11:40am at the ARES conference, Big Island of Hawaii.

Jones, L., Scawthorn, C., Plumlee, G., Bond, S., Eisenman, D., Allen, R. (2013) National Conference: Disasters and Environment: Science, Preparedness, and Resilience, Panel Session: *Impacts of Earthquakes on the Environment and Human Health*, Washington DC, 15-17 January 2013.

Bond, S.G. (2001). “Challenges Confronting Property Valuation Practitioners in Australasia”. *AREUEA's Tenth Annual International Real Estate Conference*, Cancun, Mexico, May 6-8.

Bond, S.G. (1999). “International Real Estate”, *The Fifth Pacific-Rim Real Estate Society Conference*, in

conjunction with *The Asian Real Estate Society & The International Real Estate Society*, Kuala Lumpur, Malaysia 26-30 January.

Seminar presentations:

Anderson, O. and Bond, S.G. (2018). “*The Effect of High-Voltage Overhead Transmission Lines on Property Values*”. Presentation to the Appraisal Institute Southern California Branch, Irvine, CA, USA, 14 March.

Bond, S.G. (2016), “*The Environment and Green Buildings*”, Presentation at SUSTAIN’s “The Human Impact” Panel Discussion at Flagler College, St Augustine, FL, USA, 3 March.

Bond, S.G. (2015), “*Green Buildings*”, Presentation to St Augustine Liveability and Sustainability Alliance, Corazon, St Augustine, FL, USA, 15 December.

Bond, S.G. (2013). “*Sustainability and Commercial Real Estate: An International Perspective*”. Presentation to the Real Estate Club and real estate students in the Carter Real Estate Center, College of Charleston, Charleston, South Carolina, USA, 25 February.

Bond, S.G. (2013). “*Public Attitudes Towards Proposed Wind Farms: A cross country comparison*”. Presentation at The Spring 2013 Planning, Design & Built Environment Colloquium, College of Architecture, Arts & Humanities, Clemson University, South Carolina, USA, 22nd February.

Bond, S. G. and Watts, C. (2013), *Public Attitudes Towards Proposed Wind Farms: A cross country comparison*. Presentation to University of Florida faculty/doctoral students, Gainesville, Florida, USA, 22nd January.

Bond, S.G. (2012). Faculty of Commerce seminar “*The Impacts of the Canterbury Earthquake on the Commercial Office Market in Christchurch, NZ*”, 23 May.

Bond, S.G. (2012). “Drivers & Barriers to sustainable building development”, U3A Okeover 10.30-11.45am, May 31st.

Bond, S.G. (2011). “Earthquake related Research”, *Commerce Liaison Meeting*, Lincoln University, 13 July.

Bond, S.G. (2011). “Research aimed at solving globally significant property issues”, *Professorial Address Lincoln University*, 27th July.

Bond, S.G. and Newman, P. (2011) “Drivers & Barriers to Green Building in Australia: Post Occupancy”, *Green Building Summit*, Property Council of NZ and Green Building Council of NZ, Auckland, 24 March.

Bond, S.G. and Newman, P. (2010) “Drivers & Barriers to Green Building in Australia”, *Energy Management Association of New Zealand (EMANZ) Teleconference Seminar for members*, Christchurch, 19 October.

Bond, S.G. and Newman, P. (2010). “Drivers & Barriers to Sustainable Development in Australia”, *The Institute of Refrigeration Heating Air Conditioning Engineers of New Zealand (IRHACE) 20th Annual Conference*, Wellington 7th May. **Keynote Address.**

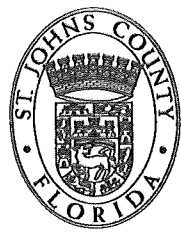
Bond, S. G. (2010). “Feng Shui and Property Value”, *Workers’ Educational Association Northwest Branch*, May 14th.

Bond, S.G. (2010). “Valuing Green Buildings: What you need to know”, *Canterbury/Westland Branch of PINZ AGM Seminar*, Christchurch, 17th February.

Bond, S. G. and Newman, P. (2010). “Drivers and Barriers to Green Buildings in Australia”, *Green Building Council of New Zealand Seminar*, Bank of New Zealand, Wellington, January 28th.

- Bond, S.G. (2009). "Best of the Best in Green Design: Drivers & Barriers to Sustainable Development in Australia", *School of Economics & Finance Research Symposium*, Swan Valley, WA, 3rd December.
- Bond, S. G. (2009). "Drivers and barriers to sustainability in residential and commercial buildings", *Economics & Finance and CRAE Seminar Series*, Curtin University of Technology, September 24th.
- Bond, S.G. (2008). "The Tale of Two Windy Cities: Public attitudes towards wind farm development", *Inaugural School of Economics & Finance Research Symposium*, Yanchep, WA, 4th December.
- Bond, S.G. (2008). "Attitudes towards the development of wind farms in Australia", *School of Economics & Finance Retreat*, Curtin University of Technology, Yellingup, WA, 29th August.
- Bond, S.G. and Xue, J. (2007). "Cell Phone Tower Proximity Impacts on House Prices: A New Zealand Case Study", *Curtin Corner*, Curtin University of Technology, Perth, WA, July 27th.
- Bond, S. G. and Squires, L. (2007). "Using GIS to Measure the Impact of Distance to Cell Phone Towers on House Prices", *Economics & Finance and CRAE Seminar Series*, Curtin University of Technology, March 8th.
- Bond, S. G. (2007). "The Impact of Feng Shui on Residential Property Prices in the West", *Economics Seminar Series*, University of Western Australia, May 4th.
- Bond, S.G (2003). "Valuation", Wellington Property Investors' One Day Seminar, May 3, Wellington.
- Bond, S.G. (2003) "Valuation", Entrepreneur Success Centre Mentoring Group Seminar, September 29, Auckland.
- Bond, S.G., (2002). "Challenges Confronting Property Valuation Practitioners in Australasia". New Zealand Property Institute, Manawatu Branch, CPD Seminar, September 11, Palmerston North, New Zealand
- Bond, S.G. (2002). 'Post-remediation Stigma: Fact or Fiction? The Effect of a Site's Contaminated History On The Value of The Remediated Property'. NZ Federation of Graduate Women, February 14th, Parnell, Auckland.
- Bond, S.G. (1999). "Contaminated Land: What is it Worth?" Contaminated Sites Legislation Public Forum, Communities for a Clean Environment, December 11, Perth, WA. (Because of the significance of this topic the forum was filmed and presented on Television Nine's news that evening).

recvd - 8-27-21
Lemon 2-27-21
1400-8-27-22



BOARD OF COUNTY COMMISSIONERS BOARD / COMMITTEE APPLICATION

8-27-21 UAT
DATE RECEIVED BY ST. JOHNS COUNTY

Thank you for expressing interest to be considered for appointment to committees, boards, commissions or advisory groups addressing land use appointed by the St. Johns County Board of County Commissioners. The County Commission appreciates your willingness to serve your fellow County residents in a volunteer capacity. Please complete this application to the best of your knowledge. (You may attach a resume and/or additional data. Please reference attachments in the appropriate section(s).)

Name: Ann Breslauer District #: 5

Address: 215 7th Street

City: St Augustine State: FL Zip: 32080

Phone #: 617-233-2211 E-mail Address: akennonbreslauer@yahoo.com

How long have you been a legal resident of St. Johns County? 6 years

Most recent occupation/employer: n/a

I am am not a registered voter in St. Johns County, Florida.

List all active professional licenses and certifications: _____

Educational background: BA in social work; MA in Statistics (emphasis on sociological data).

Past work experience: Started the 1st PTSD yoga therapy at the V.A. Hospital in Boston, MA. (certified);
Genealogical researcher; Social worker for senior services.

Please list all civic clubs, professional organizations, public interest groups and other not-for-profit organizations of which you are a member or in which you have been active in the last three years, particularly those in St. Johns County.

- | | |
|------------------------------|-----------------------------------|
| 1. <u>Lincolntown Museum</u> | 2. <u>St Augustine Lighthouse</u> |
| 3. <u>St Francis House</u> | 4. _____ |

Please list the location and size of all parcels of property in St. Johns County of which you have ownership:
Residential property on 7th street in St Augustine Beach. We are not in a homeowners association. Parcel ID :
1695850060. Acreage 0.120

Please indicate any companies/industries doing business in St. Johns County in which you have a financial interest (i.e., proprietary, partnership, stock holdings, etc.) _____
None

(Over)

Please indicate, by preference, all County committees, boards, or councils addressing land use in which you have an interest:

- 1. Mid - Anastasia Design Review Board
- 2. Cultural Resource Review Board
- 3. LAMP Conservation Board
- 4. Tourist Development Council

List three (3) personal or professional references:

- 1. Gayle Phillips, Executive Director of The Lincolnton Museum and Cultural Center
- 2. William McNaught. Anastasia State Park Ranger
- 3. Commissioner Trish Becker (SJC Mosquito control)

You may use this space for a brief biographical sketch or to list other skills you possess that are relevant to the appointment you are seeking: (Please indicate in the space below if you are attaching your resume.)

I am an historian. I have researched at the National Archives in DC for The Anastasia Park Service.

I regularly research St Augustine history and answer tourist questions at the museum where I volunteer as well as other local womens groups.

I am involved with 2 local resident groups in planning recreational, historical, and social service assisting events and projects.

All information provided will become a matter of public record and will be open to public inspection. If you require special accommodations because of a disability to participate in the application/selection process, you must notify the Board of County Commissioners in advance to allow for reasonable accommodation. This application will be kept on file for one year, at which time you must notify the Board of County Commissioners of your intent to remain an active applicant and update your application accordingly or it will be removed from the active file.

I hereby authorize St. Johns County or its representatives to verify all information provided and I further authorize the release of any information by those in possession of such information which may be requested by the County. I certify that all information provided herein is true and accurate to the best of my knowledge. I understand that a volunteer position provides for no compensation except that as may be provided by Florida Statutes or other enabling legislation, and that if appointed, I shall serve at the pleasure of the Board of County Commissioners.



Signature

August 24, 2021

Date

Please return completed application to:
St. Johns County Board of County Commissioners
500 San Sebastian View, St. Augustine, FL 32084
Phone: (904) 209-0300 Fax: (904) 209-0538

Thank you for your interest!

For Office Use Only:

Mailed expiration letter: _____

Confirmed interest to extend 6 months:

- 1. _____
- 2. _____
- 3. _____

RECEIVED
APR 11 2022

Rec 4.11.22
Lenth 10.11.22
Year 4.11.23

BY: JS



BOARD OF COUNTY COMMISSIONERS
BOARD / COMMITTEE APPLICATION

4.11.2022

DATE RECEIVED BY ST. JOHNS COUNTY

Mid Area

Thank you for expressing interest to be considered for appointment to committees, boards, commissions or advisory groups addressing land use appointed by the St. Johns County Board of County Commissioners. The County Commission appreciates your willingness to serve your fellow County residents in a volunteer capacity. Please complete this application to the best of your knowledge. (You may attach a resume and/or additional data. Please reference attachments in the appropriate section(s).

Name: Maureen T. Long District #: 5

Address: 1821 Castile Street

City: St. Augustine State: FL Zip: 32080

Phone #: 904-501-4296 E-mail Address: modriver1@live.com

How long have you been a legal resident of St. Johns County? 50 years

Most recent occupation/employer: Duval County Public Schools / Sandalwood High School

I am am not a registered voter in St. Johns County, Florida.

List all active professional licenses and certifications: _____

Educational background: Graduated from St. Josephs Academy 1979 / Santa Fe Community College 1979

Past work experience: Preschool Teacher, Worked in Hospitality Business for over 20 years, Accounts Payable Manager, Co-Owner Grasshopper Landscapes, Para Professional specializing in Individual Education Plans

Please list all civic clubs, professional organizations, public interest groups and other not-for-profit organizations of which you are a member or in which you have been active in the last three years, particularly those in St. Johns County.

1. Friends of Fish Island
2. Secretary/ St. Johns County Civic Roundtable
3. Membership Director Friends of Anastasia State Park
4. Treasurer/ Menendez Park Neighborhood Association

Please list the location and size of all parcels of property in St. Johns County of which you have ownership:
1815 Castile St. 0.340 Acreage 1821 Castile St. 0.170 Acreage Menendez Park St. Augustine FL 32080

1340 Cortez St. 0.330 Acreage Menendez Park St. Augustine FL 32080

1812 Old Beach Rd. 0.190 Acreage Menendez Park St. Augustine FL 32080

Please indicate any companies/industries doing business in St. Johns County in which you have a financial interest (i.e., proprietary, partnership, stock holdings, etc.) _____

(Over)

Please indicate, by preference, all County committees, boards, or councils addressing land use in which you have an interest:

1. Mid Anastasia Design Review Board
2. _____
3. _____
4. _____

List three (3) personal or professional references:

1. Janet Patten SJCCR Government Affairs Committee Chair 7265 A1A C1 St. Augustine Fl 32080
2. Jen Lomberk Executive Director Matanzas Riverkeeper 291 Cubbedge Rd. St. Augustine Fl 32080
3. Rich Gallick President of Friends of Anastasia State Park 1340 A1A South St. Augustine Fl 32080

You may use this space for a brief biographical sketch or to list other skills you possess that are relevant to the appointment you are seeking: (Please indicate in the space below if you are attaching your resume.)
Having worked in our family's landscaping business for over 5 years I have experience in residential, commercial landscape design and construction, irrigation systems and maintenance of lawns and landscapes.

Personal experience designing homes and gardens with accessibility in mind.

All information provided will become a matter of public record and will be open to public inspection. If you require special accommodations because of a disability to participate in the application/selection process, you must notify the Board of County Commissioners in advance to allow for reasonable accommodation. This application will be kept on file for one year, at which time you must notify the Board of County Commissioners of your intent to remain an active applicant and update your application accordingly or it will be removed from the active file.

I hereby authorize St. Johns County or its representatives to verify all information provided and I further authorize the release of any information by those in possession of such information which may be requested by the County. I certify that all information provided herein is true and accurate to the best of my knowledge. I understand that a volunteer position provides for no compensation except that as may be provided by Florida Statutes or other enabling legislation, and that if appointed, I shall serve at the pleasure of the Board of County Commissioners.

Maureen T. Long
Signature

4/8/22
Date

**Please return completed application to:
St. Johns County Board of County Commissioners
500 San Sebastian View, St. Augustine, FL 32084
Phone: (904) 209-0300 Fax: (904) 209-0538**

Thank you for your interest!

For Office Use Only:

Mailed expiration letter: _____

Confirmed Interest to extend 6 months:

1. _____
2. _____
3. _____

ATTACHMENT 2
Resolution 2015-207

RESOLUTION 2015 - 207

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA; CREATING AND ADOPTING BYLAWS, OPERATING PROCEDURES, AND MEMBERSHIP CRITERIA FOR THE MID-ANASTASIA DESIGN REVIEW BOARD.

WHEREAS, Ordinance No. 99-51, St. Johns County Land Development Code Part 3.08.00, Mid-Anastasia Overlay, establishes the Mid-Anastasia Design Review Board and specifies that the Board of County Commissioners shall adopt Bylaws, Operating Requirements, and Membership Criteria for the Design Review Board;

WHEREAS, the Board of County Commissioners finds that adoption of bylaws leads to the efficient and organized enforcement and application of the Land Development Code; and


WHEREAS, the Board of County Commissioners at this time wishes to adopt such bylaws consistent with the Land Development Code and Florida Statutes

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of St. Johns County that:

1. The above WHEREAS statements are adopted as findings of fact.
2. The Bylaws of the Mid-Anastasia Design Review Board, attached and incorporated herein as Exhibit A and B, are hereby adopted by the Board of County Commissioners.
3. Such Bylaws shall take effect upon the effective date of Ordinance 2015-48 and passage and adoption of this Resolution.
4. To the extent that there are typographical, scrivener or administrative errors that do not change the tone, tenor, or concept of this Resolution, then this Resolution may be revised without subsequent approval by the Board of County Commissioners.

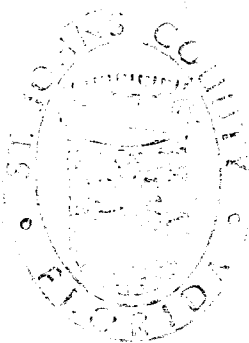
PASSED AND ADOPTED this 21 day of July 2015

**BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA**

BY: 
Priscilla L. Bennet, Chair

ATTEST: Cheryl Strickland


Deputy Clerk



RENDITION DATE 7/23/15

EXHIBIT A

BYLAWS OF THE MID-ANASTASIA DESIGN REVIEW BOARD

Bylaws of The Mid-Anastasia Design Review Board

Revised:

ARTICLE I

PURPOSE

The purpose of the Mid-Anastasia Design Review Board is to protect natural resources, maintain and enhance the diverse and unique character of the Mid-Anastasia Overlay District and achieve specific goals and objective of the St. Johns County Comprehensive Plan. The Design Review Board's (DRB) primary responsibility is to determine compliance with Part 3.08.00 Mid-Anastasia Overlay District of the St. Johns County Land Development Code, Ordinance 99-51, as amended.

ARTICLE II
MEMBERSHIP

Establishment. The Mid-Anastasia Design Review Board (DRB) shall consist of five (5) regular members and two (2) alternate members. Members shall be appointed by the Board of County Commissioners. Members shall serve at the pleasure of the Board of County Commissioners and may be removed at any time without cause.

Membership Requirements.

- a. All members must be St. Johns County residents.
- b. All members shall have demonstrated an interest in the history and design of the Anastasia Community.
- c. At least two (2) regular members shall own or operate an active business with a physical presence within the District. These members shall meet the Membership Area overlay residency requirement. In the event there are no applicants meeting the above criteria, a member who resides within the Overlay District may be appointed.
- d. At least one (1) regular member shall demonstrate experience and expertise in architecture, design, planning, landscape architecture, history, or other relevant expertise of the Anastasia Community. This member shall meet the Membership Area overlay residency requirement.
- e. At least three (3) members shall reside within the Overlay District. All other members shall meet the Membership Area overlay residency requirements as below.

Membership Area Overlay Residency Requirements.

Applicable members shall reside on Anastasia Island and reside north of Weff Road and Satsuma Avenue.

Initial Term.

In order to ensure continuity on the initial Board, the terms of the initial appointee Members shall be staggered as follows:

- a. One (1) regular member shall be appointed to a one (1) year term.
- b. One (1) regular member and one (1) alternate shall be appointed to two (2) year terms.
- c. One (1) regular member and one (1) alternate shall be appointed to three (3) year terms.
- d. Two (2) regular members shall be appointed to four (4) year terms.
- e. Initial appointee members serving an initial term of less than four (4) years may serve for another two (2) consecutive four (4) year terms.
- f. Initial appointee members serving for four (4) years may only serve for one (1) additional term.

The Board of County Commissioners may appoint specific members to specific terms or the initial appointee Members may draw lots at the first meeting of the DRB to determine which members shall serve which terms.

Regular Term and Appointments

Except for the initial term, all members shall be appointed by the Board of County Commissioners to a four (4) year term, with an additional term of four (4) years as may be approved by the Board of County Commissioners. No member shall serve more than two (2) consecutive terms unless otherwise approved by the Board of County Commissioners.

In the event that a member is appointed to complete an unexpired term two (2) years or less in length, that member is eligible to serve an additional two (2) four (4) year term. A Member whose term has expired may be allowed to continue to serve until said Member's successor has been appointed and has commenced service on the DRB.

Regular Members

Regular members shall be those appointed to such position by the Board of County Commissioners and shall meet the attendance requirements as below. Regular members shall have full voting rights and privileges.

Alternate Members

Alternate members shall be those appointed as such and are appointed to assist with meeting quorum requirements to conduct business. Alternate members shall meet the same attendance requirements as regular members. In the absence of any regular member an alternate member shall have full voting rights and privileges. Alternates with appropriate qualifications may be recommended to move into vacancies created among regular members, subject to appointment by the Board of County Commissioners.

Subject to ethics, Government in the Sunshine, and Public Records Laws

The DRB is an appointed board subject to the State of Florida ethics laws, chapter 112, the Government in the Sunshine Laws, chapter 286, and the Public Records Laws, chapter 117. Members shall be provided with a copy or summary of Chapters 112, 119, and 286, Florida Statutes, upon request. Training may be provided by the County Attorney's Office.

Subject to Limited Disclosure of Financial Interest

Members of this Board meet the definition of Local Officer pursuant to Section 112.112.3145(1)(a)(2)(d), Florida Statutes (2015). Within thirty (30) days of appointment and from then on no later than July 1 of each year each Member shall file a statement of financial interests.

ARTICLE III
ORGANIZATION

Officers. The Design Review Board shall elect a Chair and a Vice-Chair, each of whom shall serve for one (1) year and until a successor is chosen, unless otherwise provided for, with respect to a particular Board/Committee. Staff support will notify County administration annually of the names of members who serve as officers. The Chair and Vice-Chair serve at the pleasure of the majority of the Board and may be removed and replaced at the pleasure of a majority of the full membership of the Board.

Method of Election. The Chair and Vice Chair shall be elected one at a time beginning with the Chair. The vote will be viva voce for each office and the nomination serves as a motion. The nomination must be seconded. The different names shall be repeated by the outgoing or acting Chair as they are moved and seconded. The vote shall be taken after the Chair declares that nominations are closed and shall be taken on each nominee in the order in which they were nominated until one is elected by a majority of the votes.

Duties and Authority of the Chair. The Chair shall be the presiding officer of the Board and shall take the Chair at every meeting precisely at the time for the meeting to begin, immediately call the Board to order, call the roll on the appearance of a quorum, and proceed to the business of the Board. The Chair shall sign all orders and written determinations approved by the Board. The chair shall be responsible for the proper execution of these bylaws, and the orderly proceeding of the meeting.

Duties and Authority of the Vice-Chair. The Vice-Chair shall in the absence, disability, or conflict of the Chair be the presiding officer of the Board and exercise such administrative powers vested in the Chair.

Minutes. Minutes will be taken and maintained by a County staff member, be it the Staff Support person or staff designated as recording secretary for the purpose of the meeting. Copies of minutes will be made available as requested.

Term limitations. Regular appointments will be made for four (4) year terms. No member may serve more than two (2) consecutive terms.

Staff and Administrative Support. A County employee shall be appointed by the County Administrator to serve as Staff Support for each Board appointed by the Board of County Commissioners. The Staff Support will be assigned to monitor activities, serve as liaison, and promote communication. The Staff Support may prepare Agendas and present items and applications for determination by the Board. The Staff Support may receive authorization to sign an order or written determination previously authorized by the Design Review Board.

Legal Assistance. Legal advice will be provided by the County Attorney's Office as reasonably requested, and approved by the Board of County Commissioners. At the request of the Board, the County Attorney's Office may provide information and training on ethics, the Government in the Sunshine law, the Public Records law, and procedural duties.

Annual Reports. The Design Review Board must submit an Annual Report to the Board of County Commissioners by April 1st indicating its activities and accomplishments for the previous calendar year. The report should include the mission statement of the Board/Committee, projections for the current calendar year and any other relevant information, such as the proposed budget.

ARTICLE IV

MEETINGS

Meeting Schedule. The Mid-Anastasia Design Review Board shall hold regular meetings on the Second Thursday of the month, and may meet more frequently if needed or may meet on an alternate day as provided in its rules. The DRB shall meet at least annually.

Agenda. The Staff Support is to prepare an agenda for all Board meetings and workshops in accordance with board instructions. Items on the Agenda shall be reasonably noticed.

Quorum. A majority of the membership of the Board shall constitute a quorum for the purpose of meetings and transacting business. The physical presence of three (3) members shall constitute a quorum.

If the Board is unable to obtain a quorum a regularly scheduled meeting, it shall continue all items and hold another meeting not more than ten (10) days after the regularly scheduled meeting to hear all items continued. If the Board is unable to obtain a quorum at the continued hearing, all items may be administratively approved.

Attendance. If any appointed member of a Board fails to attend three (3) consecutive regularly scheduled meetings or five (5) of twelve (12) regular or special meetings or workshops of the Board, the Board shall declare the member's office vacant and the vacancy shall be filled.

If the Board meets twice a month on a regular basis, the attendance threshold shall be six (6) consecutive regularly scheduled meetings or ten (10) of twenty-four (24) regular or special meetings or workshops of the Board. Staff shall maintain a record of absences and enforce the attendance policy.

Hearings. All hearings shall be public hearings meeting the requirements of Chapter 286, Florida Statutes, including the requirement that a verbatim record is required to appeal. Reasonable notice of the meetings shall be provided. Each notice shall state that one or more County Commissioners may attend and participate. All meetings shall be open to the public. All hearings to determine compliance with Land Development Code Part 3.08.00 Mid-Anastasia Overlay shall be quasi-judicial hearings subject to Section 9.06.03 of the Land Development Code.

The DRB shall hear an application and determine compliance with the requirements of the Mid-Anastasia Overlay, Part 3.08.00 of the Land Development Code. The DRB may approve, approve with conditions, deny, or continue an application.

Rules of Decorum and Civility. It shall be the responsibility of the Chair, or in the Chair's absence, the Vice-Chair, to promote and preserve order and decorum. Members shall neither by conversation nor otherwise delay or interrupt the proceedings or peace of the Board nor disturb any member while speaking or refuse to obey the orders of the Board or its Chair.

Public Comment. Members of the public shall be given a reasonable opportunity to be heard on a proposition before the Board, prior to any official action. Additionally members of the public shall be given an opportunity to be heard on items not appearing in the agenda and which reasonably may need the attention of the board. No person shall address the board unless permitted by the Chair. Each person addressing the Board shall limit comments to three (3) minutes, unless extended by the Chair for good cause. Public Comment shall not require an immediate response by any member of the board.

Ex-Parte Communications. Pursuant to Section 286.0115, Florida Statutes, and St. Johns County Resolution 95-126, ex-parte communications may be received by local quasi-judicial officials if such communications are properly disclosed. Site visits, written communications, and communications outside the public hearing process shall be disclosed prior to any official action on the matter so that persons who

have opinions contrary to those expressed in the ex-parte communication are given reasonable opportunity to refute or respond to the communication.

Board Member to Vote. Florida Statutes, Section 112.311 through 112.326 sets forth a code of ethics for public officers and employees. A board member may not abstain from voting unless there is, or appears to be, a possible conflict of interest under Florida Statutes sections 112.311, 112.313 or 112.3143. A board member may not participate in any matter which would inure to the member's special private gain or loss, knows would inure to the special private gain or loss of any principal, or inures to the special private gain or loss of a relative or business associate, without first disclosing the nature of the interest. In a quasi-judicial proceeding, a member may abstain from voting on such matter if the abstention is to assure a fair proceeding free from potential bias or prejudice.

Voting. Action by the Board shall be by motion nominated and seconded. Approval of the motion shall be by majority vote of those members present. Failure to receive a majority vote shall act as a denial of the proposed motion. Failure to receive a majority vote of the members present shall act as a denial of the application or other matter that is before the DRB.

Final Order. A Final Order on each application shall be rendered and signed by the Chair, or in the Chair's absence, the Vice-Chair. The Design Review Board may also authorize Staff Support to sign and render an Order approved by the DRB. A Final Order may contain findings of fact and conclusions upon which the Order is based, and may include such conditions and safeguards as are appropriate.

ARTICLE V

AMENDMENTS AND SUSPENSION

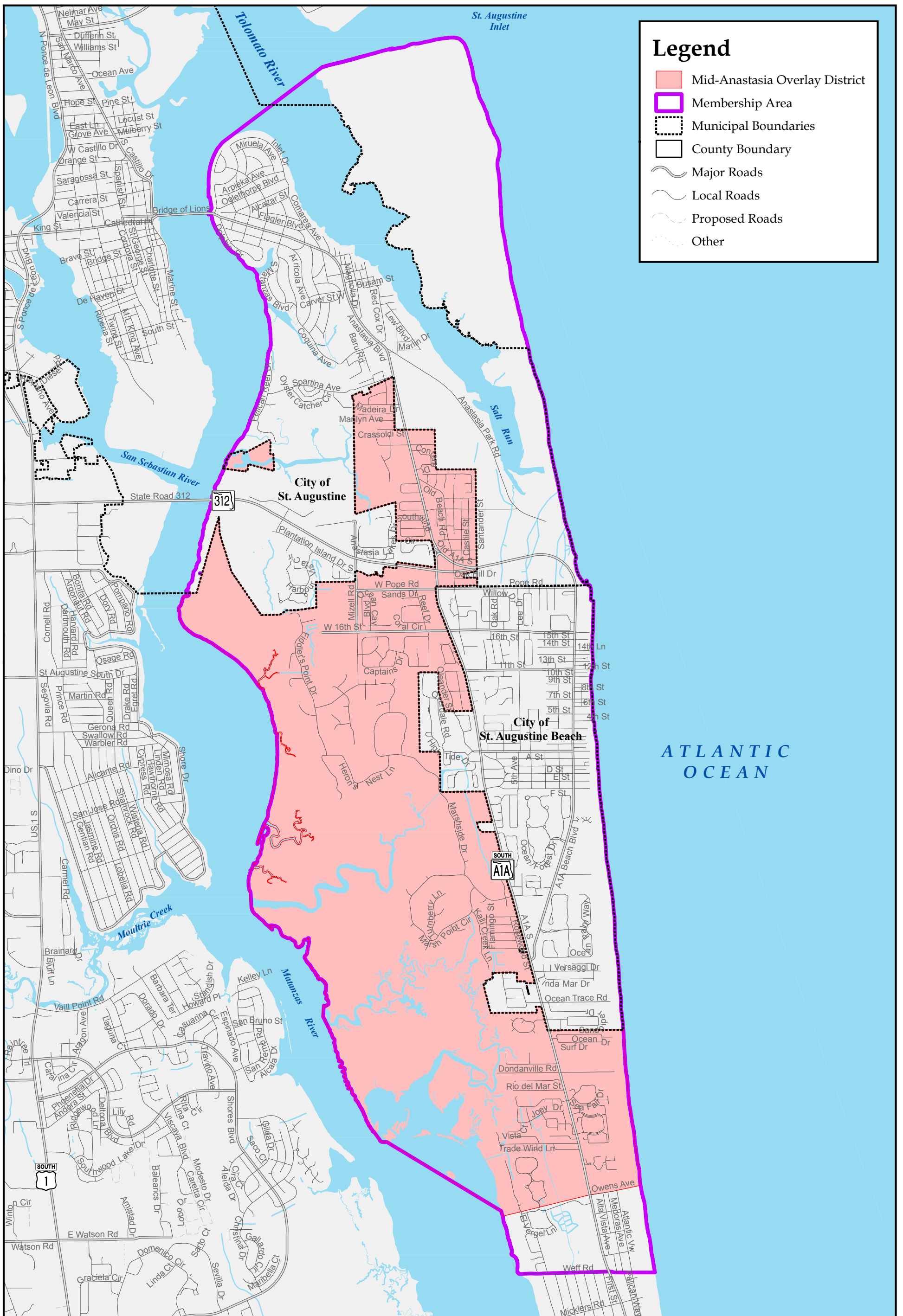
Proposal. Any member of the Design Review Board or the Board of County Commissioners may propose amendments to these bylaws. Bylaws may be amended by resolution accepted and approved by the Board of County Commissioners.

Suspension. A motion to suspend any provision of these rules may be made by any County Commissioner. A suspension is a non-debatable motion. These bylaws may only be suspended by a majority plus one of the Commissioners present. Once suspended, the rules remain suspended only for the time indicated in the motion.

No invalidation. These bylaws are for the efficient operation of the Board. Non-compliance of any particular Rule shall not independently be grounds for the invalidation of any Board action.

Conflict. In the event of a conflict between these Bylaws and the enacting Ordinance or Statute, the Ordinance or Statute shall prevail and apply only to this Board. In the event of a conflict between these Bylaws and any other Rules and Policies, these Bylaws shall prevail and apply only to this Board.

EXHIBIT B
MEMBERSHIP AREA MAP



Legend

- Mid-Anastasia Overlay District
- Membership Area
- Municipal Boundaries
- County Boundary
- Major Roads
- Local Roads
- Proposed Roads
- Other



DISCLAIMER:
 This map is for reference use only. Data provided are derived from multiple sources with varying levels of accuracy. The St. Johns County GIS Division disclaims all responsibility for the accuracy or completeness of the data shown hereon.
 Map Prepared: June 25, 2015
 116524

Mid-Anastasia Design Review Board

(Ordinance 2000-58)

