

David and Diane Cooper
3717 A State Road 16
St. Augustine, Florida 32092

December 1, 2016

Re: Grand Oaks/Responses to Comments on Application for Large-Scale Comprehensive Plan Amendment (COMPAMD 2016-08)

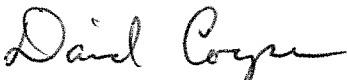
Ms. Danielle Handy
Chief Planner
St. Johns County
4040 Lewis Speedway
St. Augustine, Florida 32084

Dear Ms. Handy,

We have been in communication with Southeast Development Partners, LLC representative Keith Hyatt regarding the above referenced Comprehensive Plan Amendment. Our property is next door to the subject property.

We met with Mr. Hyatt prior to submittal of the Comprehensive Plan Amendment. We have discussed our concerns with Mr. Hyatt prior to submittal and he explained the project and has worked with us to address our concerns. If we do have any further comments, we are confident that this can be addressed to the satisfaction of all through direct dialogue with Mr. Hyatt. We support the proposed development and Comprehensive Plan Amendment.

Regards,



David and Diane Cooper

Cc: Keith Hyatt, Southeast Development Partners, LLC