

RESOLUTION NO. 2016-29
**RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA APPROVING A PLAT FOR
COASTAL OAKS PHASE 3B UNITS 6 & 7.**

WHEREAS, TOLL JACKSONVILLE, A FLORIDA LIMITED PARTNERSHIP, AS OWNER has applied to the Board of County Commissioners of St. Johns County, Florida for approval to record a plat known as Coastal Oaks Phase 3B Units 6 & 7.

NOW, THEREFORE BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, as follows:

Section 1. The above-described subdivision plat and its dedicated areas depicted thereon are conditionally approved and accepted by the Board of County Commissioners of St. Johns County, Florida subject to Sections 2, 3, 4, 5 and 6.

Section 2. A Required Improvements Bond in the amount of \$402,939.00 has been filed with the Clerk's office.

Section 3. A Required Improvements Bond in the amount of \$102,774.00 will be required for maintenance.

Section 4. The approval and acceptance described in Section 1 shall not take effect until the Clerk has received a title opinion, certificate, or policy pertaining to the real property that is the subject of the aforementioned subdivision plat which opinion, certificate or policy is in a form acceptable to the County Attorney or Assistant County Attorney.

Section 5. The Clerk is instructed to file and record the consent and joinder (s) to the plat executed by all mortgages identified in the title opinion or certificate of the title in Section 4.

Section 6. The approval and acceptance described in Section 1 shall not take effect until the plat has been signed by each of the following departments, person or offices:

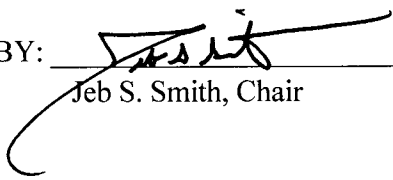
- a) Chairman or Vice-Chairman of the Board of County Commissioners of St. Johns County, Florida;
- b) Office of the County Attorney;
- c) County Growth Management Department;
- d) Office of the County Surveyor; and
- e) Clerk of Courts.

The Clerk shall not sign or accept the Plat for recording until it has been signed by each of the above persons or entities described in a) through d) above. If the plat is not signed and accepted by the Clerk for recording within 14 days from the date hereof, then the above-described conditional approval shall

automatically terminate. If the plat is signed by the Clerk on or before such time, the conditions described herein shall be deemed to have been met.

ADOPTED by the Board of County Commissioners of St. Johns County, Florida, this 2nd day of February, 2016.

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

BY: 
Jeb S. Smith, Chair

ATTEST: Hunter S. Conrad


Deputy Clerk

RENDITION DATE 2/4/2016

COASTAL OAKS AT NOCATEE ~ PHASE 3B UNITS 6-7

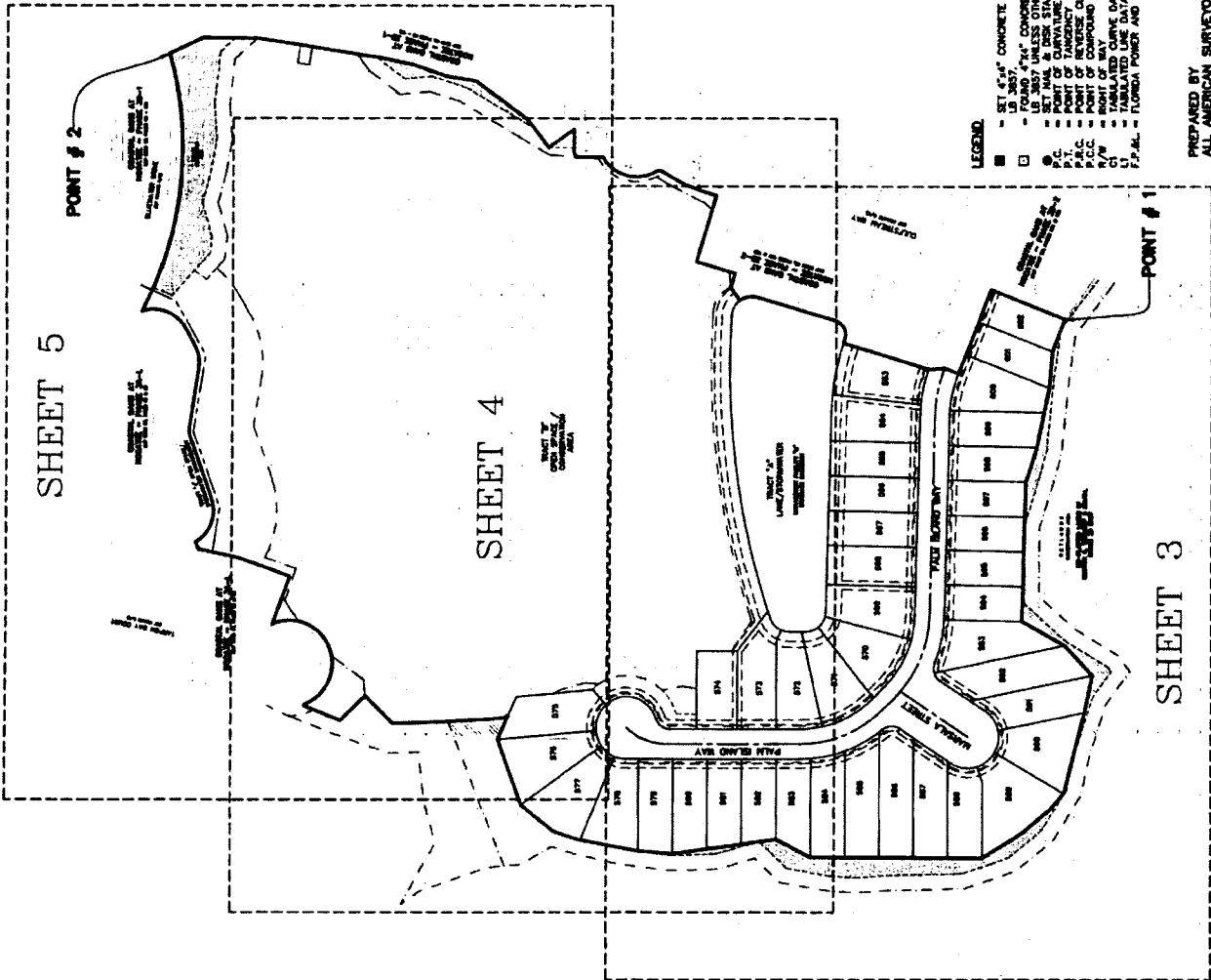
BEING A PORTION OF SECTIONS 7, 8, 17 AND 18 TOWNSHIP 9 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA

MAP BOOK _____ PAGE _____
SHEET 2 OF 5 SHEETS

SHEET LAYOUT (NOT TO SCALE)

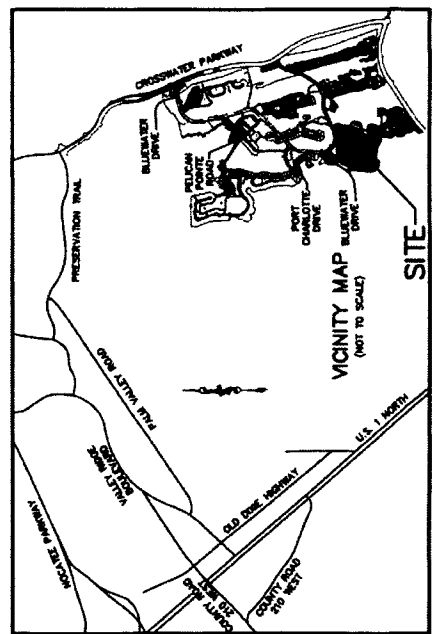
- NOTES:**
1. BEARINGS SHOWN HEREON ARE REFERRED TO THE STATE PLANE COORDINATES AS INDICATED.
 2. ALL DISTANCES ARE IN FEET UNLESS OTHERWISE NOTED.
 3. THE OFFICIAL RECORD OF THIS PLAT, AS RECORDED IN ITS ORIGINAL FORM, IS THE OFFICIAL DEPOSITION OF THE SURVEYOR. THIS PLAT, AS RECORDED IN ITS ORIGINAL FORM, IS THE OFFICIAL DEPOSITION OF THE SURVEYOR. THIS PLAT, AS RECORDED IN ITS ORIGINAL FORM, IS THE OFFICIAL DEPOSITION OF THE SURVEYOR.
 4. THE SURVEYOR HAS CONSIDERED THE REMOVAL OF EXISTING UTILITIES, CUTTING OF TREES OR OTHER PLANTS SHALL TAKE PLACE WITHIN THE BOUNDARIES OF THE JURISDICTIONAL WETLAND LINE, AS DEPICTED ON THIS PLAT WITHOUT THE WRITTEN APPROVAL OF ST. JOHNS COUNTY OR OTHER AGENCIES.
 5. THE SURVEYOR HAS CONSIDERED THE REMOVAL OF EXISTING UTILITIES, CUTTING OF TREES OR OTHER PLANTS SHALL TAKE PLACE WITHIN THE BOUNDARIES OF THE JURISDICTIONAL WETLAND LINE, AS DEPICTED ON THIS PLAT WITHOUT THE WRITTEN APPROVAL OF ST. JOHNS COUNTY OR OTHER AGENCIES.
 6. CERTAIN EASEMENTS ARE RESERVED FOR FLORIDA POWER AND LIGHT FOR USE IN CONNECTION WITH THE UNDERGROUND ELECTRICAL DISTRIBUTION SYSTEM.
 7. THE SURVEYOR HAS CONSIDERED THE REMOVAL OF EXISTING UTILITIES, CUTTING OF TREES OR OTHER PLANTS SHALL TAKE PLACE WITHIN THE BOUNDARIES OF THE JURISDICTIONAL WETLAND LINE, AS DEPICTED ON THIS PLAT WITHOUT THE WRITTEN APPROVAL OF ST. JOHNS COUNTY OR OTHER AGENCIES.
 8. COORDINATES ARE BASED ON NORTH AMERICAN DATUM 1983/NO - STATE PLANE.
 9. COORDINATES - FLORIDA EAST ZONE - U.S. FEET.
 10. DUREL COORDINATES ARE BASED ON NORTH AMERICAN DATUM 1983/NO - STATE PLANE.
 11. THE SURVEYOR HAS CONSIDERED THE REMOVAL OF EXISTING UTILITIES, CUTTING OF TREES OR OTHER PLANTS SHALL TAKE PLACE WITHIN THE BOUNDARIES OF THE JURISDICTIONAL WETLAND LINE, AS DEPICTED ON THIS PLAT WITHOUT THE WRITTEN APPROVAL OF ST. JOHNS COUNTY OR OTHER AGENCIES.
 12. THE SURVEYOR HAS CONSIDERED THE REMOVAL OF EXISTING UTILITIES, CUTTING OF TREES OR OTHER PLANTS SHALL TAKE PLACE WITHIN THE BOUNDARIES OF THE JURISDICTIONAL WETLAND LINE, AS DEPICTED ON THIS PLAT WITHOUT THE WRITTEN APPROVAL OF ST. JOHNS COUNTY OR OTHER AGENCIES.

POINT	NORTHING	EASTING	DESCRIPTION
1	2086851.77	524817.40	PRM - S.E. CORNER OF PLAT
2	2086346.26	525358.29	PRM - N.E. CORNER OF PLAT



- LEGEND:**
- SET 6"x6" CONCRETE MONUMENT STAMPED
 - FOUND 6"x6" CONCRETE MONUMENT STAMPED
 - SET 1/4" DIA. DISK STAMPED LB 1987
 - SET 1/4" DIA. DISK STAMPED LB 1987
 - P.C. POINT OF CURVATURE
 - P.T.C. POINT OF TANGENCY
 - P.C.C. POINT OF COMPOUND CURVATURE
 - P/W POINT OF WAY
 - U UNLATERED LANE DATA
 - F.P.A.L. FLORIDA POWER AND LIGHT

PREPARED BY SURVEYORS OF FLORIDA, INC.
3714 SAN JOSE PLACE, SUITE 15
JACKSONVILLE, FLORIDA 32218
904-279-0066
LICENSED BUSINESS NO. 3687



SITE