

RESOLUTION NO. 2017- 4
**RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA APPROVING A PLAT FOR
BREEZY OAKS**

WHEREAS, JAMES A. SMITH AND DAWN M. SMITH, AS OWNERS have applied to the Board of County Commissioners of St. Johns County, Florida for approval to record a plat known as Breezy Oaks.

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 for construction is not required.

Section 3. A Required Improvements Bond for maintenance is not required.

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:

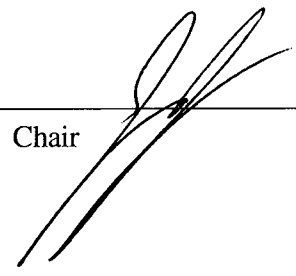
- a) Chairman or Vice-Chairman of the Board of County Commissioners of St. Johns County, Florida;
- b) Office of the County Attorney;
- c) County Growth Management Department;
- d) Office of the County Surveyor; and
- e) Clerk of Courts.

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 17th day of January, 2017.

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

BY: _____
Chair



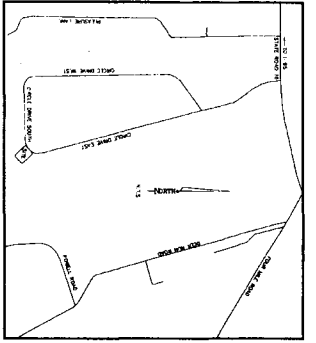
ATTEST: Hunter S. Conrad, Clerk

Pam Dalton
Deputy Clerk

RENDITION DATE 1/20/17



VICINITY MAP

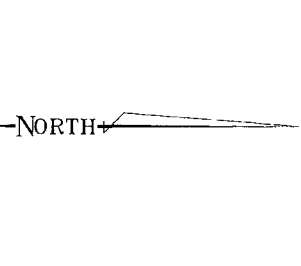


A REPLAT OF A PORTION OF MYRTLE MEADOWS, UNIT TWO, AS RECORDED IN MAP BOOK 12, PAGES 83-84, OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA
ALL LYING WITHIN SECTION 10, TOWNSHIP-7-SOUTH, RANGE-29-EAST

BREEZY OAKS

MAP BOOK PAGE

SHEET 2 OF 2 SHEETS



- NOTES:
- 1.) BEARINGS SHOWN HEREIN ARE BASED ON THE SOUTH PROPERTY LINE OF LOT 25 AS BEING N 89°55'34" E ACCORDING TO THE PLAT OF MYRTLE MEADOWS, UNIT NO. TWO, RECORDED IN MAP BOOK 12 PAGES 83 AND 84, OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA.
 - 2.) NOTICE: THIS PLAT AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL REPRODUCTION OF THE SURVEY AND IS TO BE CONSIDERED THE TRUE AND CORRECT COPY. ANY REVISIONS, ALTERATIONS, ADDITIONS OR DELETIONS MADE TO THIS PLAT SHALL BE VOID AND OF NO EFFECT UNLESS THEY ARE AUTHORIZED BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.
 - 3.) THE HORIZONTAL COORDINATES SHOWN HEREON ARE BASED ON THE FLORIDA STATE PLANE COORDINATE SYSTEM "FAST 75NF", REFERENCED TO THE NORTH AMERICAN DATUM OF 1983, ADJUSTMENT OF 2007 (NA083/2007) AND EXPRESSED IN U.S. SURVEY FEET.

STATE PLANE COORDINATE TABLE (SEE NOTE 3)

POINT NUMBER	NORTHING	EASTING	DESCRIPTION
1	2024958.8450	537631.9462	PRM - SE CORNER PARCEL A
2	2025350.0989	537337.4008	PRM - NE CORNER PARCEL A

LEGEND / ABBREVIATIONS

- DENOTES IRON PIPE & CAP L.B. 6979
- DENOTES CONCRETE MONUMENT & DISK L.B. 6979
- E EASTING
- N NORTHING
- #1 STATE PLANE COORDINATE IDENTIFICATION NUMBER
- LB LICENSED BUSINESS
- N/S NOT TO SCALE

LOT 24
MYRTLE MEADOWS
UNIT NO. TWO
MAP BOOK 12, PAGE 83-84

PARCEL A
(1.94 ACRES)

LOT 26
MYRTLE MEADOWS
UNIT NO. TWO
MAP BOOK 12, PAGE 83-84

DELTA = 21°52'28"
R = 103.446
L = 100.16
CB = 1°02'08" E

#2 2025350.0989
E 537337.4008

TOWNSHIP 7 SOUTH
RANGE 29 EAST

SOUTH LINE OF SECTION 10
NORTH LINE OF SECTION 15
TOWNSHIP 7 SOUTH
RANGE 29 EAST

S 89°55'34" W

BEARING BASE

338.28'

#1 2024958.8450
E 537631.9462

#1 CORNER
BRANDED AND UNITS

PREPARED BY
GEOMATICS CORP

SURVEYING-MAPPING-GPS
2006 W. EIGHT STREET, UNIT 101
PHOENIX, AZ 85004
PHONE (602) 953-0800 FAX (602) 953-0801



PROFESSIONAL LICENSED BUSINESS
SOUTH NORTH CAROLINA, CO. #222

OFFICIAL RECORD BOOK 3888 PAGE 1278
TAX PARCEL # 0954150030
(UNPLATTED)