

ORDINANCE NUMBER 74- 2

INTRODUCED BY: COMMISSIONER HURD

AN ORDINANCE OF THE COUNTY OF ST. JOHNS, STATE OF FLORIDA AMENDING ZONING ORDINANCE NO. 73-1, BEING ST. JOHNS COUNTY ZONING ORDINANCE FOR ZONING DISTRICT "A" AND ORDINANCE NO. 73-4 FOR ZONING DISTRICT "B" AND ORDINANCE NO. 73-5 FOR ZONING DISTRICT "C", BY STRIKING FROM EACH OF SAID ORDINANCES SECTION 11-14.

BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA:

Section 1. That Section 11-14 of St. Johns County Zoning Ordinance for Zoning District "A", being Ordinance No. 73-1 and for Zoning District "B", being Ordinance No. 73-4 and for Zoning District "C", being Ordinance No. 73-5, which reads as follows:

"Section 11-14. Exceptions to Mailed Notice and Posting of Signs Requirements.

"Whenever a member of the Board of County Commissioners initiates the rezoning of land by the introduction of an ordinance for such purpose, the provisions of this chapter relating to mailed notice and the posting of signs may be waived in whole or in part by the affirmative votes of a majority of the entire Board of County Commissioners when such notification is deemed to be unnecessary or impracticable."

be, and the same is hereby, stricken from each of said ordinances.

Section 2. All ordinances, regulations and other laws in conflict with the provisions of this ordinance are hereby repealed.

Section 3. This ordinance shall take effect immediately upon receipt of official acknowledgment by the Office of the Secretary of State, to the Clerk of the Board of County Commissioners, that same has been filed.

PASSED by the County Commission of the County of St. Johns, State of Florida, this 12th day of February, 1974.

BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA

By *A. J. Hurd*
Its Chairman

ATTEST:

Oliver L. Linton
Its Clerk

February 12, 1974

COMMISSIONERS MINUTES BOOK 1, PAGE

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Ordinance Book 2 - 197

ORDINANCE NUMBER 73-21

INTRODUCED BY: COMMISSIONER PARKS

AN ORDINANCE OF THE COUNTY OF ST. JOHNS,
STATE OF FLORIDA, REZONING LANDS AS DESCRIBED
HEREINAFTER FROM PRESENT ZONING CLASSIFICATION
OF O. R. to C. I., WITH WAREHOUSE EXCEPTION.

BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS
COUNTY, FLORIDA:

SECTION 1. Pursuant to application of EUGENIA Y. GENOVAR
as Executrix of the Estate of BARTOLA GENOVAR, deceased, No.
R-73-20, zoning classification of O. R. on the following described
lands:

A parcel of land in Section 41, Township 7, South,
Range 30 East, St. Johns County, Florida, more
fully described as follows:

Commencing at the Northwest corner of Lot or Tract
10 of the PERPALL GRANT, on the West line of said
Section 41, at a point 2,817.9 feet North of the
Southwest corner of the Genovar property in Section
41; thence South, on the West line of said section
41, a distance of 749.72 feet more or less to the
point of beginning at the Northwest corner of the
herein described parcel of land; thence South 81
degrees 02 minutes East, Parallel with and 255 feet
North, as measured perpendicularly, from the North
line of that land described in deed recorded in
Official Records Book 99, Page 344, Public Records
of said County, 300 feet more or less; thence
Southerly on the West right of way line of State
Road No. S-5A (MOULTRIE ROAD), 255 feet more or
less; thence North 81 degrees 02 minutes West; on
said North line of land described in Official
Records Book 99, Page 344, 267 feet more or less;
thence North, on said West line of Section 41,
260 feet more or less to the point of beginning.

is hereby changed to C. I. WITH WAREHOUSE EXCEPTION, Non-
transferrable.

SECTION 2. Nothing herein contained shall be deemed to
impose conditions, limitations, or requirements not applicable
to all other land in the zoning district wherein said lands are
located.

SECTION 3. The Zoning Inspector is authorized to issue
construction permits allowed by zoning classification as re-
zoned hereby.

SECTION 4. This Ordinance shall take effect immediately
upon receipt of official acknowledgment of the office of the
Secretary of State to the Clerk of the Board of County
Commissioners, that same has been filed.

BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA

BY: 

CHAIRMAN

(SEAL)

ATTEST: 

CLERK

OCT 30 1973

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COMMISSIONERS' MINUTES 2, PAGE 686

The St. Augustine Record

PUBLISHED EVERY AFTERNOON EXCEPT SUNDAY
ST. AUGUSTINE AND ST. JOHNS COUNTY, FLORIDA

STATE OF FLORIDA,
COUNTY OF ST. JOHNS.

Before the undersigned authority personally appeared
A. H. Tebault who on oath says that he is
Editor and General Manager. of the St. Augustine Record, a
daily newspaper published at St. Augustine in St. Johns County, Florida;
that the attached copy of advertisement, being a
Legal notice.

Parcel of land, Section 41, Township 7 South, Range
20 East and 30 East, pursuant to application of
Eugenia Y. Genovar. R-73-20, in the
Court,
was published in said newspaper in the issues of
October 11, 1973.

Affiant further says that the St. Augustine Record is a newspaper
published at St. Augustine, in said St. Johns County, Florida, and that the
said newspaper has heretofore been continuously published in said St. Johns
County, Florida, each day, except Sundays, and has been entered as second
class mail matter at the post office in the City of St. Augustine, in said
St. Johns County, Florida, for a period of one year next preceding the first
publication of the attached copy of advertisement; and affiant further says
that he has neither paid nor promised any person, firm or corporation any
discount, rebate, commission or refund for the purpose of securing this
advertisement for publication in the said newspaper.

Sworn to and subscribed before me
this 16th day of October

A. D. 1973
Notary Public.

Notary Public, State of Florida at Large
Commission Expires Mar. 9, 1976
Approved By: American Fire & Casualty Co.

OCT 30 1973

COMMISSIONERS' MINUTES 7, PAGE

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COPY OF ADVERTISEMENT

NOTICE IS HEREBY GIVEN THAT THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA AT ITS REGULAR MEETING ON THE 30th DAY OF October, 1973, AT 2:00 O'CLOCK P.M. IN THE COUNTY COMMISSIONERS MEETING ROOM, ST. JOHNS COUNTY COURTHOUSE, ST. AUGUSTINE, FLORIDA, WILL CONSIDER PASSAGE OF THE FOLLOWING ORDINANCE:

AN ORDINANCE OF THE COUNTY OF ST. JOHNS, STATE OF FLORIDA, REZONING LANDS AS DESCRIBED HEREINAFTER FROM PRESENT ZONING CLASSIFICATION OF R TO P-4, Parcel "A" and OR to C1, with warehousing exception, Parcel "B", TO BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA:

SECTION 1. Pursuant to application of Eugenia Y. Genovar, as Executrix of the Estate of Benjamin Genovar, deceased, R-73-20 zoning classification of OR on the following described lands:

DESCRIPTION: PARCEL "A" A PARCEL OF LAND IN SECTION 41, TOWNSHIP 7 SOUTH, RANGE 20 EAST, ST. JOHNS COUNTY, FLORIDA, MORE FULLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF LOT OR TRACT 10 OF THE PERPALL GRANT, ON THE WEST LINE OF SAID SECTION 41 AT A POINT 2817 FEET NORTH OF THE SOUTHWEST CORNER OF THE GENOVAR PROPERTY IN SECTION 41, THENCE SOUTH, ON THE WEST LINE OF SAID SECTION 41, A DISTANCE OF 7972 FEET TO THE POINT OF BEGINNING AT THE NORTHWEST CORNER OF THE HEREIN DESCRIBED PARCEL OF LAND, THENCE SOUTH 89 DEGREES 15 MINUTES EAST, ON THE SOUTH LINE OF THAT LAND DESCRIBED IN DEED RECORDED IN OFFICIAL RECORDS BOOK 107, PAGE 198, PUBLIC RECORDS OF SAID COUNTY, 300 FEET; THENCE SOUTHERLY, ON THE WEST RIGHT OF WAY LINE OF STATE ROAD NO. 35A (MOUTRIE ROAD), 410 FEET MORE OR LESS; THENCE NORTH 81 DEGREES 02 MINUTES WEST, PARALLEL WITH AND 255 FEET NORTH, AS MEASURED PERPENDICULARLY FROM THE NORTH LINE OF THAT LAND DESCRIBED IN OFFICIAL RECORDS BOOK 99, PAGE 344, PUBLIC RECORDS OF SAID COUNTY, 300 FEET MORE OR LESS; THENCE NORTH, ON SAID WEST LINE OF SECTION 41, 300 FEET MORE OR LESS TO THE POINT OF BEGINNING.

DESCRIPTION PARCEL "B" A PARCEL OF LAND IN SECTION 41, TOWNSHIP 7 SOUTH, RANGE 20 EAST, ST. JOHNS COUNTY, FLORIDA, MORE FULLY DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF LOT OR TRACT 10 OF THE PERPALL GRANT, ON THE WEST LINE OF SAID SECTION 41, AT A POINT 2817 FEET NORTH OF THE SOUTHWEST CORNER OF THE GENOVAR PROPERTY IN SECTION 41, THENCE SOUTH, ON THE WEST LINE OF SAID SECTION 41, A DISTANCE OF 7972 FEET MORE OR LESS TO THE POINT OF BEGINNING AT THE NORTHWEST CORNER OF THE HEREIN DESCRIBED PARCEL OF LAND; THENCE SOUTH 81 DEGREES 02 MINUTES EAST, PARALLEL WITH AND 255 FEET NORTH AS MEASURED

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PERFORMED FROM
THE NORTH LINE OF THAT
LAND DESCRIBED IN DEED
RECORDED IN OFFICIAL
RECORDS BOOK 99, PAGE 344,
PUBLIC RECORDS OF SAID
COUNTY, 200 FEET MORE OR
LESS; THENCE SOUTHERLY ON
THE WEST RIGHT OF WAY LINE
OF STATE ROAD NO. 52A
(MOULTRIE ROAD), 255 FEET
MORE OR LESS; THENCE NORTH
81 DEGREES 02 MINUTES WEST
ON SAID NORTH LINE OF LAND
DESCRIBED IN OFFICIAL
RECORDS BOOK 99, PAGE 344, 267
FEET MORE OR LESS; THENCE
NORTH, ON SAID WEST LINE OF
SECTION 41, 260 FEET MORE OR
LESS TO THE POINT OF
BEGINNING.

is hereby changed to R1H, parcel
"A"/C1, with exception, parcel "B"

SECTION 2. Nothing herein
contains shall be deemed to impose
conditions, limitations, or
requirements not applicable to all
other land in the zoning district
wherein said lands are located.

SECTION 3. The zoning inspector
is authorized to issue construction
permits allowed by zoning
classification as reasoned hereby.

SECTION 4. This Ordinance shall
take effect immediately upon
receipt of official acknowledgment
of the office of the Secretary of State
to the Clerk of the Board of County
Commissioners, that same has been
filed.

BOARD OF COUNTY
COMMISSIONERS OF ST.
JOHNS COUNTY,
FLORIDA

BY: (s) Oliver Lawton
CLERK

(SEAL)

011-119-Adv.



RICHARD (DICK) STONE
SECRETARY OF STATE

Secretary of State

STATE OF FLORIDA
THE CAPITOL
TALLAHASSEE 32304
(904) 488-3918

FILED

1973 NOV 15 AM 8 09

Oliver Lawton
BY CLERK CIRCUIT COURT
DEPUTY CLERK

November 13, 1973

Honorable Oliver Lawton
Clerk, Board of County Commissioners
Post Office Drawer 299
St. Augustine, Florida 32084

Dear Mr. Lawton:

Pursuant to the provisions of Section 125.66, Florida Statutes, this will acknowledge your letters of November 8, 1973 and certified copies of St. Johns County Ordinances Numbers 73-20 and 73-21, which were received and filed in this office November 13, 1973.

Kindest regards.

Cordially,

RICHARD (DICK) STONE
Secretary of State

Nancy Kavanaugh
By
(Mrs.) Nancy Kavanaugh
Chief, Bureau of Laws

NK/js

ORDINANCE NUMBER 73- 22

INTRODUCED BY COMMISSIONER HURD

AN ORDINANCE EMPOWERING THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, TO PROVIDE FOR THE PROTECTION OF PROPERTY IN SAID COUNTY FROM LOSS OR DESTRUCTION BY FIRE AND TO APPROPRIATE, IN ITS DISCRETION, NECESSARY FUNDS FOR SUCH PURPOSE, AND TO CONTRACT WITH OR WITHOUT COMPETITIVE BIDDING WITH ANY MUNICIPALITY IN SAID COUNTY, OR WITH ANY NON-PROFIT ORGANIZATION, ON SUCH BASIS AS IT MAY DEEM FAIR AND EQUITABLE, REPEALING CHAPTER 69-1539, SPECIAL ACTS OF FLORIDA, 1969, AND PROVIDING TIME FOR TAKING EFFECT.

BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA:

Section 1. The Board of County Commissioners of St. Johns County, Florida, be, and it is hereby empowered to provide for the protection of property in said county from loss or destruction by fire and to appropriate, in its discretion, necessary funds for such purpose, and to contract with or without competitive bidding with any municipality in said county, or with any non-profit organization, on such basis as it may deem fair and equitable.

Section 2. Chapter 69-1539, Special Acts of Florida, 1969, and all ordinances and laws, or parts of laws, in conflict herewith are hereby repealed.

Section 3. Any contracts entered into by said Board of County Commissioners prior to the effective date of this ordinance, for the purposes herein stated, are hereby validated.

Section 4. This ordinance shall take effect immediately upon receipt of official acknowledgment by the Office of the Secretary of State, to the Clerk of the Board of County Commissioners that same has been filed.

PASSED by the County Commission of the County of St. Johns, State of Florida, this 13th day of November, 1973.

BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA

By H. F. [Signature]

Its Chairman

ATTEST:

[Signature]
Its Clerk

COMMISSIONERS MINUTES Z, PAGE 631

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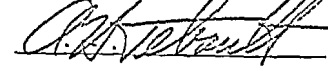
The St. Augustine Record
PUBLISHED EVERY AFTERNOON EXCEPT SUNDAY
ST. AUGUSTINE AND ST. JOHNS COUNTY, FLORIDA

STATE OF FLORIDA, }
COUNTY OF ST. JOHNS. }

Before the undersigned authority personally appeared _____
A. H. Tebault who on oath says that he is
Editor and General Manager of the St. Augustine Record, a
daily newspaper published at St. Augustine in St. Johns County, Florida;
that the attached copy of advertisement, being a _____
Legal notice.

_____ in the matter of Notice. Re: Meeting of
Board of County Commissioners on November 13, 1973
at 10:00 am. Passage of
Ordinance. in the _____ Court,
was published in said newspaper in the issues of _____
October 12, 1973.

Affiant further says that the St. Augustine Record is a newspaper
published at St. Augustine, in said St. Johns County, Florida, and that the
said newspaper has heretofore been continuously published in said St. Johns
County, Florida, each day, except Sundays, and has been entered as second
class mail matter at the post office in the City of St. Augustine, in said
St. Johns County, Florida, for a period of one year next preceding the first
publication of the attached copy of advertisement; and affiant further says
that he has neither paid nor promised any person, firm or corporation any
discount, rebate, commission or refund for the purpose of securing this
advertisement for publication in the said newspaper.

Sworn to and subscribed before me
this 16th day of October, 1973 
A. D. 19 73
Maria Theresa A. de la Cruz
(SEAL) Notary Public.

Notary Public, State of Florida at Large
My Commission Expires Mar. 9, 1976
Bonds By American Fire & Casualty Co.

COPY OF ADVERTISEMENT

NOTICE IS HEREBY GIVEN THAT THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AT ITS REGULAR MEETING ON NOVEMBER 13, 1973, AT 10 O'CLOCK A.M. IN THE COUNTY COMMISSIONERS ROOM, ST. JOHNS COUNTY COURTHOUSE, ST. AUGUSTINE, FLORIDA, WILL CONSIDER THE PASSAGE OF THE FOLLOWING ORDINANCE: AN ORDINANCE EMPOWERING THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, TO PROVIDE FOR THE PROTECTION OF PROPERTY IN SAID COUNTY FROM LOSS OR DESTRUCTION BY FIRE AND TO APPROPRIATE, IN ITS DISCRETION, NECESSARY FUNDS FOR SUCH PURPOSE, AND TO CONTRACT WITH OR WITHOUT COMPETITIVE BIDDING WITH ANY MUNICIPALITY IN SAID COUNTY OR WITH ANY NON-PROFIT ORGANIZATION, ON SUCH BASIS AS IT MAY DEEM FAIR AND EQUITABLE, REPEALING CHAPTER 89-1527, SPECIAL ACTS OF FLORIDA, 1969, AND PROVIDING TIME FOR TAKING EFFECT.
BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA
By (s) Oliver Lawton Its Clerk
012 L207-Adv.

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RICHARD (DICK) STONE
SECRETARY OF STATE

November 19, 1973

Secretary of State

STATE OF FLORIDA
THE CAPITOL
TALLAHASSEE 32304
(904) 488-3918

FILED

1973 NOV 21 AM 9 40

Oliver Lawton
CLERK CIRCUIT COURT
BY _____ DEPUTY CLERK

Honorable Oliver Lawton
Clerk, St. Johns County
Board of County Commissioners
Post Office Drawer 299
St. Augustine, Florida 32084

Dear Mr. Lawton:

Pursuant to provisions of Section 125.66, Florida Statutes, this will acknowledge your letter of November 15, and certified copy of St. Johns County Ordinance No. 73-22, which was filed in this office on November 19, 1973.

Kindest regards.

Cordially,

RICHARD (DICK) STONE
Secretary of State

By *Nancy Kavanaugh*
(Mrs.) Nancy Kavanaugh
Chief, Bureau of Laws

NK/mb

COPIES 11/21, 19 73 TO:

All COMMISSIONERS

Re Fire Depts

ORDINANCE NUMBER 73-23

INTRODUCED BY: COMMISSIONER PARKS

AN ORDINANCE OF THE COUNTY OF ST. JOHNS, STATE OF FLORIDA,
REZONING LANDS AS DESCRIBED HEREINAFTER FROM PRESENT ZONING
CLASSIFICATION OF CG TO CI.

BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS
COUNTY, FLORIDA:

SECTION 1. Pursuant to application of D. R. Tully, R-73-21
zoning classification of CG on the following described lands:

Commencing at permanent reference monument No. 6
at the intersection of the S. line of Cordova
Road and the E. line of U. S. Highway No. 1, as
shown on Unit No. 8, St. Augustine South S-D, as
recorded in map book 8, pg. 41, public records of
St. Johns County, Florida; Thence N. 00 degrees 08
minutes E., on said E. line of U. S. Highway No. 1,
a distance of 1,021.70 ft. to the point of beginning
at the S. W. corner of the herein described parcel
of land; thence continuing No. 00 degrees 08 minutes
E., on said E. line of U. S. Highway No. 1, a distance
of 100 ft.; thence S. 89 degrees 52 minutes E., on
the S. line of that land described in deed recorded
in Deed Book 238, pg. 451, a distance of 252.80 ft.;
thence S. 12 degrees 00 minutes E., on the W. line
of Lots 2194, 2195, 2196 and 2197 of said Unit No.
8, St. Augustine South, 102.29 ft.; thence N. 89
degrees 52 minutes W. of the N. line of that land
described in deed recorded in Deed Book 236, pg.
320 of said public records, 274.30 ft. to the point
of beginning.

is hereby changed to CI.

SECTION 2. Nothing herein contained shall be deemed to impose
conditions, limitations, or requirements not applicable to all
other land in the zoning district wherein said lands are located.

SECTION 3. The Zoning Inspector is authorized to issue con-
struction permits allowed by zoning classification as rezoned
hereby.

SECTION 4. This Ordinance shall take effect immediately upon
receipt of official acknowledgment of the office of the Secretary
of State to the Clerk of the Board of County Commissioners, that
same has been filed.

BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA

BY: *H. J. Lepik*
Chairman

ATTEST: *Christ Land*
Clerk

(SEAL)

NOV 27 1973

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RICHARD (DICK) STONE
SECRETARY OF STATE

December 4, 1973

Secretary of State

STATE OF FLORIDA
THE CAPITOL
TALLAHASSEE 32304
(904) 488-3518

FILED

1973 DEC 5 AM 9 12

Oliver Lawton
CLERK CIRCUIT COURT
BY _____ DEPUTY CLERK

Honorable Oliver Lawton, Clerk
St. Johns County Board of County
Commissioners
Post Office Drawer 299
St. Augustine, Florida 32084

Dear Mr. Lawton:

Pursuant to the provisions of Section 125.66, Florida
Statutes, this will acknowledge your letter of November 29
and certified copy of St. Johns County Ordinance No. 73-23,
which was filed in this office on December 4, 1973.

Kindest regards.

Cordially,

RICHARD (DICK) STONE
Secretary of State

Nancy Kavanaugh
By
(Mrs.) Nancy Kavanaugh
Chief, Bureau of Laws

NK/mb

73-23 D.R. Tully Rezoning

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ORDINANCE NUMBER 74-1

INTRODUCED BY: COMMISSIONER CURTAN

AN ORDINANCE OF THE COUNTY OF ST. JOHNS
STATE OF FLORIDA, REZONING LANDS AS DESCRIBED
HEREINAFTER FROM PRESENT ZONING CLASSIFICATION
OF OPEN RURAL (OR) AND COMMERCIAL HIGHWAY
TOURIST (CHT) TO PLANNED UNIT DEVELOPMENT (PUD)

BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA:

SECTION 1. THAT, pursuant to proper application by
Ocean Villas West, Inc. and subsequent public hearing, the
zoning classifications of Open Rural (OR) and Commercial
Highway Tourist (CHT) of the following described lands:

PARCEL 1: Lots 1 and 2, Section 9 in Township 8 South,
Range 30 East of the Tallahassee Meridian, Florida,
containing Seventy-six acres and Ninety-nine Hundredths
of an acre, according to the Official Plat of the survey
of said land. ALSO: Beginning at a point on the South
line of Section 3, Township 8 South, Range 30 East where
West side of County Road (now State Road S-3) intersects
said South line of said Section 3; thence in a Northwesterly
direction along the West side of said County Road (now
State Road S-3) 50 feet to a point; thence West parallel
to South line of said Section 3 and South line of Section
4, Township 8 South, Range 30 East a distance of 56
chains, 21 links, more or less, to the marsh of the
Matanzas River; thence Southerly along the edge of said
marsh 50 feet, more or less, to the Southwest corner
of Government Lot 7 of Section 4, Township 8 South,
Range 30 East; thence East along the South line of said
Section 4 and the South line of said Section 3, a distance
of 56 chains, 21 links, more or less, to the point of
beginning, said land being the South 50 feet of Government
Lots 7 and 8 of Section 4, and the South 50 feet of
that part of Lot 7 of Section 3 as lies West of the
County Road (now State Road S-3), all in Township 8
South, Range 30 East; being the same land conveyed to
Esther D. Upchurch by Elwood C. Salmon and Wife by Deed
dated March 15, 1934, and recorded in Deed Book 104,
Page 39, Public Records of St. Johns County, Florida;

PARCEL II: Lot Five (5), Section Four (4), Township
Eight (8) South Range Thirty (30) East, being the same
land conveyed to Esther D. Upchurch by Matanzas Investment
Company, a Florida corporation, by Deed dated December
4, 1944, and recorded in Deed Book 148, Page 251, Public
Records of St. Johns County, Florida.

February 5, 1974

COMMISSIONERS MINUTES BOOK 1, PAGE

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PARCEL III: All Lots 7 and 8 in Section 4, and that part of Lot 7, in Section 3, lying West of the Crescent Beach or County Road (now State Road S-3), excepting 50 feet, being the South 50 feet of Government Lots 7 and 8, Section 4, and the South 50 feet of that part of Lot 7, Section 3, as lies West of County Road (now State Road S-3) at the present time, all in Township 8 South, Range 30 East; being the same land conveyed to Esther D. Upchurch by Otis E. Barnes, H. K. Jackson and Frank E. Hale, as Commissioners in Partition, by Deed dated July 13, 1945 and recorded in Deed Book 152, Page 141, Public Records of St. Johns County, Florida.

PARCEL IV: Lots Two (2), Three (3) and Four (4) of Section Four (4) in Township Eight (8) South of Range Thirty (30) East of the Tallahassee Meridian, Florida; subject, however, to rights of the St. Johns County, Florida, as shown by Right-of-Way Deed dated March 8, 1954 and recorded in Deed Book 216, Page 97, Public Records of St. Johns County, Florida; being the same land conveyed to Frank D. Upchurch by Hiram Hall Faver by Deed dated November 5, 1959 and recorded in Deed Book 254, Page 627, Public Records of St. Johns County, Florida.

PARCEL V: Lot Six (6), Section Four (4), Township Eight (8) South, Range Thirty (30) East, containing Forty-eight (48) acres, more or less; being the same land conveyed to Frank D. Upchurch by H. E. Wolfe and wife by Deed dated February 20, 1960 and recorded in Deed Book 256, Page 345, Public Records of St. Johns County, Florida.

AND ALSO: West 121/2 acres of U. S. Government Lot 3, of Section 3, Township 8 South, Range 30 East, EXCEPTING therefrom that portion thereof condemned and taken for State Road Alternate A-1-A, as shown in Deed Book 226, Page 80, Public Records of St. Johns County, Florida.

PARCEL IV: That part of Lot 6, Section 3, Township 8 South, Range 30 East, lying West of State Road No. 3, excepting therefrom a parcel of land approximately 250 feet by 250 feet, now in the name of Mary S. Moody, recorded in Deed Book 257, page 312.

IS HEREBY CHANGED TO PLANNED UNIT DEVELOPMENT (PUD).

SECTION 2. That the Master Site Plan dated January 2, 1974, prepared by T. Carl Jackson and identified as Master Site Plan, Ocean Villas Golf and Country Club is hereby incorporated into this ordinance by reference.

SECTION 3. That the stipulations made by the Board of County Commissioners in their regular meeting of January 29, 1974 as set forth in the minutes of said meeting are hereby incorporated into this ordinance by reference.

February 5, 1974


COMMISSIONERS MINUTES BOOK 1, PAGE

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SECTION 4. That construction within the development contemplated hereby on the above described property shall be commenced and completed in accordance with the Phasing Plan dated December 12, 1973, prepared by T. Carl Jackson and identified as Master Phasing Plan, Ocean Villas Golf and Country Club, which is hereby incorporated into this ordinance by reference.

SECTION 5. That the Zoning Inspector is hereby authorized to issue construction permits and any and all other permits or permissions required and allowed by the zoning classification as rezoned hereby.

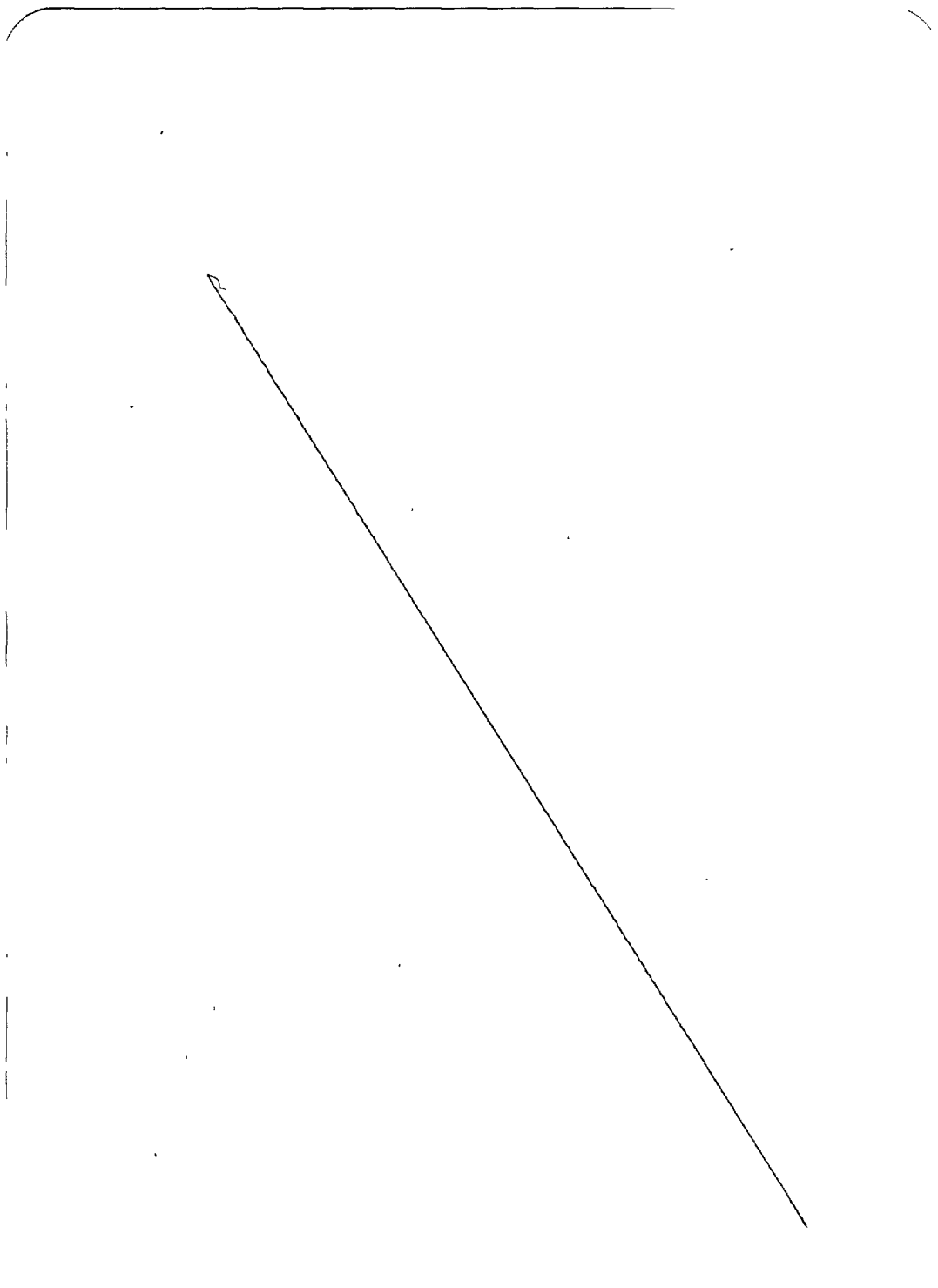
SECTION 6. That this ordinance shall take effect immediately upon receipt of official acknowledgment of the Office of the Secretary of State to the Clerk of the Board of County Commissioners that the same has been filed.



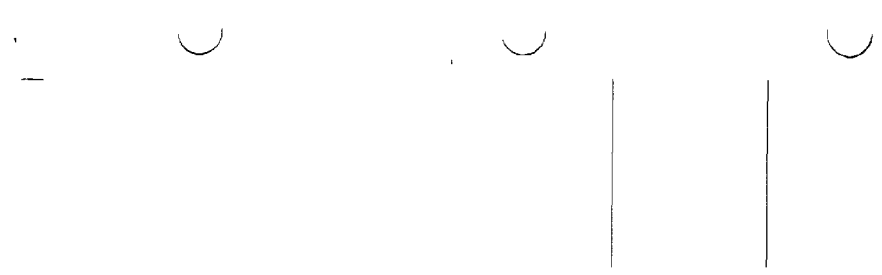
BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA

By A. S. Wilk

*MASTER SITE PLAN and MASTER PHASING PLAN referred to herein on file in the office of the Building and Zoning Inspector per instructions Willard Howatt, County Attorney.



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The St.
PUBLISHED E
ST. AUGUSTINE

STATE OF FLORIDA,
COUNTY OF ST. JOHNS.

NOTICE OF PUBLIC HEARING ON PROPOSED REZONING NOTICE IS HEREBY GIVEN THAT THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA AT ITS REGULAR MEETING ON THE 29 DAY OF JANUARY, 1974, AT 5:00 O'CLOCK P.M. IN THE COUNTY COMMISSIONERS MEETING ROOM, ST. JOHNS COUNTY COURTHOUSE, ST. AUGUSTINE, FLORIDA WILL CONSIDER PASSAGE OF THE FOLLOWING ORDINANCE:

PUD. BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA: SECTION 1. Pursuant to application of E. C. Bradbury zoning classification of OR, CHT on the following described lands: Ocean Villas Golf and Country Club Legal Description PARCEL I: Lots 1 and 2, Section 9 in Township 8 South, Range 20 East of the Tallahassee Meridian, Florida, containing Seventy six acres and Ninety-nine Hundredths of an acre, according to the Official Plat of the survey of said land.

ALSO: Beginning at a point on the South line of Section 3, Township 8 South, Range 20 East where West side of County Road (now State Road S 3) intersects said South line of said Section 3, thence in a Northwesterly direction along the West side of said County Road (now State Road S 3) 50 feet to a point, thence West parallel to South line of said Section 3 and South line of Section 4, Township 8 South, Range 20 East a distance of 54 chains, 21 links, more or less, to the marsh of the Manantas River, thence Southerly along the edge of said marsh 50 feet, more or less, to the Northwest corner of Government Lot 7 of Section 4, Township 8 South, Range 20 East, thence East along the South line of said Section 4 and the South line of said Section 3, a distance of 54 chains, 21 links, more or less, to the point of beginning, said land being the South 50 feet of Government Lots 7 and 8 of Section 4, and the South 50 feet of that part of Lot 7 of Section 3, lies West of the County Road (now State Road S 3), all in Township 8 South, Range 20 East; being the same land conveyed to Esther D. Upchurch by Elwood C. Seimon and wife by Deed dated March 15, 1914 and recorded in Deed Book 10, Page 39, Public Records of St. Johns County, Florida.

PARCEL II: Lot Five (5), Section Four (4), Township Eight (8) South Range Thirty (30) East, being the same land conveyed to Esther D. Upchurch by Antanzas Investment Company a Florida Corporation by Deed dated December 4, 1944 and recorded in Deed Book 14, Page 251, Public Records of St. Johns County, Florida.

PARCEL III: All Lots 7 and 8 of Section 4, and that part of Lot 7 in Section 3, lying West of the Crescent Branch of County Road (now State Road S 3), excepting 50 feet, being the South 50 feet of Government Lots 7 and 8 of Section 4, and the South 50 feet of that part of Lot 7, Section 3, lies West of County Road (now State Road S 3) at the same time, all in Township 8 South, Range 20 East, being the same land conveyed to Esther D. Upchurch by Ois E. Seimon, H. K. Jackson and Frank C. Hahn as Commissioners of Public Lands by Deed dated July 31, 1914 and recorded in Deed Book 10, Page 141, Public Records of St. Johns County, Florida.

PARCEL IV: Lots Two (2), Three (3) and Four (4) of Section Four (4) in Township Eight (8) South Range Thirty (30) East of the Tallahassee Meridian, Florida, subject however, to rights of the St. Johns County, Florida as shown by Right-of-Way Deed dated March 8, 1954 and recorded in Deed Book 216, Page 97, Public Records of St. Johns County, Florida; being the same land conveyed to Frank D. Upchurch by Hiram Hall Faver by Deed dated November 5, 1939 and recorded in Deed Book 254, Page 627, Public Records of St. Johns County, Florida.

PARCEL V: Lot Six (6), Section Four (4), Township Eight (8) South, Range Thirty (30) East, containing Forty eight (48) acres, more or less; being the same land conveyed to Frank D. Upchurch by H. E. Wolfe and wife by Deed dated February 20, 1960 and recorded in Deed Book 254, Page 145, Public Records of St. Johns County, Florida.

Before the undersigned authority personally appeared James E. Mason who on oath says that he is Business Manager of the St. Augustine Record, a daily newspaper published at St. Augustine in St. Johns County, Florida; that the attached copy of advertisement, being a legal notice.

in the matter of Notice of Public Hearing on Proposed Rezoning. Re; Pursuant to application of L. C. Bradbury, rezone Ocean Villas Golf and Country Club the Court, was published in said newspaper in the issues of January 10, 1974.

Affiant further says that the St. Augustine Record is a newspaper published at St. Augustine, in said St. Johns County, Florida, and that the said newspaper has heretofore been continuously published in said St. Johns County, Florida, each day, except Sundays, and has been entered as second class mail matter at the post office in the City of St. Augustine, in said St. Johns County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

Sworn to and subscribed before me this 10th day of January, 1974.
James E. Mason
Notary Public, State of Florida at Large
My Commission Expires Mar. 9, 1976
Bonded by American Fire & Casualty Co.

COMMISSIONERS MINUTES BOOK 1, PAGE

AND ALSO West 12 1/2 acres of U.S. Government Lot 3, of Section 3, Township 8 South, Range 20 East, EXCEPTING therefrom that portion thereof condemned and taken for State Road Alternate A 1-A, as shown in Deed Book 226, Page 63, Public Records of St. Johns County, Florida.
PARCEL VI: That part of Lot 6, Section 3, Township 8 South, Range 20 East, lying West of State Road No. 2, excepting therefrom a parcel of land approximately 250 feet by 229 feet, now in the name of Mary S. Moody, recorded in Deed Book 227 Page 112. Is hereby changed to PUD.

SECTION 2. Nothing herein contained shall be deemed to impose conditions, limitations, or requirements not applicable to all other land in the zoning district wherein said lands are located.
SECTION 3. The Zoning Inspector is authorized to issue construction permits allowed by zoning classification as rezoned hereby.
SECTION 4. This Ordinance shall take effect immediately upon receipt of official acknowledgment of the office of the Secretary of State to the Clerk of the Board of County Commissioners, that same has been filed.
(SEAL) BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA
Oliver Lawson
CLERK
J10L370 Adv.



Secretary of State

STATE OF FLORIDA
THE CAPITOL
TALLAHASSEE 32304
(904) 488-3918

RICHARD (DICK) STONE
SECRETARY OF STATE

February 7, 1974

Honorable Oliver Lawton, Clerk
St. Johns County Board of County
Commissioners
Post Office Drawer 299
St. Augustine, Florida 32084

Dear Mr. Lawton:

Pursuant to the provisions of Section 125.66, Florida
Statutes, this will acknowledge your letter of February 5 and
certified copy of St. Johns County Ordinance No. 74-1, which
was received and filed in this office on February 7, 1974.

Kindest regards.

Cordially,

RICHARD (DICK) STONE
Secretary of State

Nancy Kavanaugh

By
(Mrs.) Nancy Kavanaugh
Chief, Bureau of Laws

NK/mb FILED

Enclosure 1974 FEB 8 AM 11 03

2 198

Oliver Lawton
CLERK OF THE COURT
DEPUTY CLERK

74-1 Ocean Villas West P4D COPIES 2-12, 1974 TO:
108 Bd. MEMBERS
COMMISSIONERS' MINUTES PAGE # 10 Bldg. INSPECTOR

The St. Augustine Record

PUBLISHED EVERY AFTERNOON EXCEPT SUNDAY
ST. AUGUSTINE AND ST. JOHNS COUNTY, FLORIDA

STATE OF FLORIDA, }
COUNTY OF ST. JOHNS. }

Before the undersigned authority personally appeared _____
James E. Mason who on oath says that he is
Business Manager of the St. Augustine Record, a
daily newspaper published at St. Augustine in St. Johns County, Florida;
that the attached copy of advertisement, being a _____
legal notice.

_____ in the matter of Notice of Public Hearing
on proposed amendment to St. Johns County zoning
ordinance #73-1 for zoning Dist. "A" and #73-4 for
zoning Dist. "B" and #73-5 in the _____ Court,
for zoning Dist. "C".
was published in said newspaper in the issues of _____
January 24, 1974.

Affiant further says that the St. Augustine Record is a newspaper
published at St. Augustine, in said St. Johns County, Florida, and that the
said newspaper has heretofore been continuously published in said St. Johns
County, Florida, each day, except Sundays, and has been entered as second
class mail matter at the post office in the City of St. Augustine, in said
St. Johns County, Florida, for a period of one year next preceding the first
publication of the attached copy of advertisement; and affiant further says
that he has neither paid nor promised any person, firm or corporation any
discount, rebate, commission or refund for the purpose of securing this
advertisement for publication in the said newspaper.

Sworn to and subscribed before me
this 25th day of January,

A. D. 1974.

Ms. Catherine O. Heyman
(SEAL) Notary Public.

Notary Public, State of Florida at Large
My Commission Expires Mar. 9, 1976
Bonded By American Fire & Casualty Co.

COPY OF ADVERTISEMENT

**NOTICE OF PUBLIC HEARING
ON PROPOSED AMENDMENT TO
ST. JOHNS COUNTY ZONING
ORDINANCE NO. 73-1 FOR
ZONING DISTRICT "A" AND
NO. 73-4 FOR ZONING
DISTRICT "B" AND
NO. 73-5 FOR ZONING
DISTRICT "C"**

TO WHOM IT MAY CONCERN:
Notice is hereby given that the
Board of County Commissioners of
St. Johns County, Florida, will hold a
public hearing on February 12, 1974,
at 2:15 P.M. in the County
Commissioners' Room, St. Johns
County Courthouse, St. Augustine,
Florida, to consider the passage of
an ordinance amending Zoning
Ordinance No. 73-1, being the St.
Johns County Zoning Ordinance for
Zoning District "A", Zoning
Ordinance No. 73-4, being the St.
Johns County Zoning Ordinance for
Zoning District "B" and Zoning
Ordinance No. 73-5, being the St.
Johns County Zoning Ordinance for
Zoning District "C", by striking
from each of said ordinances Section
11-14, which reads as follows:
"Section 11-14. Exceptions to
Mailed Notice and Posting of
Signs Requirements.

"Whenever a member of the
Board of County Commissioners
initiates the rezoning of land by
the introduction of an ordinance
for such purpose, the provisions
of this chapter relating to
mailed notice and the posting of
signs may be waived in whole or
in part by the affirmative votes
of a majority of the entire Board
of County Commissioners when
such notification is deemed to
be unnecessary or
impracticable."

The proposed amendment is on
file in the office of the St. Johns
County Building Inspector in the St.
Johns County Courthouse, and may
be examined by parties in interest
prior to said public hearing.

All parties will be afforded an
opportunity to be heard at the public
hearing.

DATED this 22nd day of January,
1974.

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

By: S. H. L. Wiles
Its Chairman

ATTEST:
S. Oliver Lawton
Its Clerk

J24 L-401 Adv



RICHARD (DICK) STONE
SECRETARY OF STATE

Secretary of State

STATE OF FLORIDA
THE CAPITOL
TALLAHASSEE, 32304
(904) 488-3918

*Recd 2-20-74
8:40 A.M.
J. L. Lorman
Deputy Clerk*

February 18, 1974

Honorable Oliver Lawton, Clerk
St. Johns County Board of County
Commissioners
Post Office Drawer 299
St. Augustine, Florida 32084

Dear Mr. Lawton:

Pursuant to the provisions of Section 125.66, Florida Statutes,
this will acknowledge your letter of February 14 and certified copy of
St. Johns County Ordinance No. 74-2, which was received and filed in
this office on February 18, 1974.

Kindest regards.

Cordially,

RICHARD (DICK) STONE
Secretary of State

Nancy Kavanaugh

By
(Mrs.) Nancy Kavanaugh
Chief, Bureau of Laws

NK/mb

74-2 ORDINANCE AMENDING ZONING
ORDINANCES

COPIES 2-22 1974 TO:

COMMISSIONERS' MINUTES, 1 PAGE 125

*Copies to Bd. Member
A. J. Powell
Ordinance Book*