

INTRODUCED BY COMMISSIONER WALDRON

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

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

SECTION 1. Pursuant to the application of

HOUSTON D. MEARES

zoning classification of OR on the following described lands:

A parcel of land in GL 9, Section 35, Township 6 South, Range 29 E, and in section 99, Township 6S, Range 29E, St. Johns County, Florida, more fully described as follows: Beginning at a point on the W. Line of Said GL9, a distance of 495 feet Southerly from the NW corner of said GL, thence South 89deg 17min East, on the South line of the North 495 feet of said GL lot, 1,012.64 feet to the NW corner of that land described in OR 217, page 72, Public records of said county; thence S 8 deg 39 min East, on the West line of said land described in OR 217, page 72, a distance of 200 feet; thence South 89 deg 17 min East, on the South line of said land described in OR 217, page 72, a distance of 200 feet; thence South 8 deg 39 min east on the West right of way line of Lewis Speedway, said West right of way line being 33 feet West from and parallel with the center line of Lewis Speedway, 150.50 feet; thence Southerly, on the West right of way line of State Road No. S-16A on a curve concave Easterly, with a radius of 1,154.33 feet, said curve having a central angle of 1 deg 47 min 30 sec and a chord bearing of south 1deg 16 min 50 sec East and an arc distance of 36.10 feet; thence North 89 deg 17min West 1,270.49 feet; thence North 00 deg 39 min East, on said West line of GL 9, a distance of 381.91 feet to the point of beginning and containing 10.000 acres more or less:

EXCEPTING THEREFROM that part being 1 1/2 acres described as follows: beginning at a point on the Western Right of way of State Road S 16A and extending West for 332.49 feet N 89deg 17 min W, then North for 381.91 feet to a point on a line 495 feet South of GL9 and being that portion of the 10 acres fronting on SR S-16A and Lewis Speedway.

Herein described parcel contains 8.5 acres, more or less.

is hereby changed to PSD, see Exhibit "A" attached hereto.

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 classification as rezoned hereby.

SECTION 4. This Ordinance shall take effect immediately upon receipt of official acknowledgement from the Office of the Secretary of State to the Clerk

of the Board of County Commissioners that same has been filed.

PASSED this 9th day of February, 1982.

BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA

BY: Francis M. DuChapier
Chairman

ATTEST:
CARL "BUD" MARKEL, CLERK

BY: Marie Hudson
Deputy Clerk

(seal)

Exhibit "A"

PROJECT DESCRIPTION

This project will consist of 24 duplexes or 48 units situated on 8.5 acres of land.

The highest elevation of the property is along the West property line with the whole of the land falling away to the East, approximately 20 feet in 1270', thus forming a natural drainage at every point to the ditch running along the West side of 16A and Lewis Speedway.

The duplexes will be single-story and constructed on monolithic foundation on grade. The finish concrete floor will be 7" above grade. All walls will be wood frame construction with perimeter walls finished outside with 5/8 RBB oil painted or stained. All interior walls and ceilings finished with sheetrock and painted. Roof framing will be of prefab wood trusses and finished with fiber-glass roof shingles of suitable color to match over 1/2" 4-ply plywood. Roof space and walls will be fully insulated.

All duplexes will be single-story. There will be 10 one-bedroom units and 38 two-bedroom units. The one-bedroom units will have an area of 696 sq. ft. per unit and the two-bedroom units will have 864 sq. ft. in area.

The kitchen & bath areas will be floored with inlaid linoleum. All other areas will be fully carpeted.

The project will be served with central sewage piping properly sized and graded to a lift station at the right-of-way on the West side of Lewis Speedway and connected to exist 6" force line at that point.

Water will be supplied from a city/county line located near the St. Augustine High School. This is in the process of being worked out. It is projected to run a 4" line from this point to the subject project with pressure being augmented if necessary with a booster pump located on the project property.

All units will be furnished with central heat & air, stove, refrigerator, and washing machines.

The entire property will be naturally landscaped with azaleas and dogwoods or trees suitable to the climate.

The entrance & street will be paved with paved parking spaces provided with one & a half parking spaces per unit.

Lamp posts will be provided on the inside at the centerline of each parking space.

Hydrants will be suitable connections for hoses will be provided at 200' intervals along the street for use in firefighting. Smoke detectors will be suitable located in each unit.

All workmanship, materials, and plans will fully conform to applicable codes.

Adopted regular meeting 2/9/82

Effective 2-12-82

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 _____
Robert E. James who on oath says that he is
Advertising 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
Notice of Board of County Commissioners Meeting
_____ in the matter of _____
Ordinance Rezoning OR to PSD
_____ in the _____ Court,
was published in said newspaper in the issues of _____
January 7, 1982.

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 7th day of January 1982
A.D. 19 82
Magette M. Floyd
(SEAL) Notary Public

Notary Public, State of Florida at Large
My Commission Expires Oct. 2, 1984
Bonded thru Troy Fair Insurance Co.

COPY OF ADVERTISEMENT

NOTICE IS HEREBY GIVEN THAT THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AT ITS REGULAR MEETING ON THE 9 DAY OF FEBRUARY 1982, AT 1:30 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 THE PRESENT ZONING CLASSIFICATION OF OR TO PSD

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

SECTION 1. Pursuant to the application of Houston D. Meares OWNER of the following described land, zoning classification of OR on the following described lands:

A parcel of land in GL 9, Section 35; Township 6 South, Range 29 E, and in section 99, Township 6S, Range 29E; St. Johns County, Florida, more fully described as follows: Beginning at a point on the W. Line of Said GL 9, a distance of 495 feet Southerly from the NW corner of said GL, thence South 89 deg. 17 min. East, on the South line of the North 495 feet of said GL lot, 1,012.64 feet to the NW corner of that land described in OR 217, page 72, Public records of said county, thence S 8 deg. 39 min. East, on the West line of said land described in OR 217, page 72; a distance of 200 feet; thence South 89 deg. 17 min. East, on the South line of said land described in OR 217, page 72, a distance of 200 feet; thence South 8 deg. 39 min. east on the West right of way line of Lewis Speedway, said West right of way line being 33 feet West from and parallel with the center line of Lewis Speedway, 150.50 feet; thence Southerly, on the West right of way line of State Road No. S-16A on a curve concave Easterly, with a radius of 1,154.33 feet, said curve having a central angle of 1 deg. 47 min. 30 sec. and a chord bearing of south 1 deg. 16 min. 50 sec. East and an arc distance of 36.10 feet; thence North 89 deg. 17 min. West 1,270.49 feet; thence North 00 deg. 39 min. East, on said West line of GL 9, a distance of 381.91 feet to the point of beginning and containing 10.000 acres, more or less:

EXCEPTING THEREFROM that part being 1 1/2 acres described as follows: beginning at a point on the Western Right of way of State Road S 16A and extending West for 332.49 feet N 89 deg. 17 min. W, then North for 381.91 feet to a point on a line 495 feet South of GL 9 and being that portion of the 10 acres fronting on SR S-16A and Lewis Speedway.

Herein described parcel contains 8.5 acres, more or less. Is hereby changed to PSD, multi family, 48 units as per exhibits in file No. R-81-PSD-57

SECTION 2. Nothing herein contained shall be deemed to impose conditions, limitations or requirements not applicable to all other land in 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 acknowledgement 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: Carl "Bud" Merkel
CLERK

If a person decides to appeal any decision made by the Board of County Commissioners with respect to any matter considered at the meeting or hearing, he will need a record of the proceedings, and for such purpose he may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.