

ORDINANCE NO. 85-30

INTRODUCED BY COMMISSIONER BRUBAKER

AN ORDINANCE OF THE COUNTY OF ST. JOHNS, STATE OF FLORIDA, REZONING LANDS AS DESCRIBED HEREINAFTER FROM THE PRESENT ZONING CLASSIFICATION OF OR TO RMH-S WITH CERTAIN CONDITIONS; REQUIRING RECORDATION; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, (Property Owners' names): H.W. Mizell, Jr., and Jim Wilcox, Jr., applicant

filed application for change of zoning on lands hereinafter described, and after required notice was published, a public hearing was held on 2 day of April, 1985 at 1:30 o'clock p.m. on said application; and,

WHEREAS, the BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, found, as to the requested rezoning classification of RMH-S as follows: (a) the proposed rezoning promotes the public welfare and complements the St. Johns County Comprehensive Plan; (b) the requested change of zoning is justifiable or fairly debatable without special conditions; (c) the proposed rezoning is desirable at this time and in this general location; (d) prior to the enactment of this Ordinance and in the interest of the public health, safety and general welfare, and without promise, prerequisite, or inducement to the enactment of this Ordinance, applicants agreed to limit their use of said lands and have consented to restrictions or limitations on the applied for rezoning of RMH-S as hereinafter provided; and (e) such restrictions or limitations are for the benefit of the general public and not just the applicants, and they are reasonable and nondiscriminating;

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

SECTION 1. Pursuant to the application of H.W. Mizell, Jr. and Jim Wilcox, Jr., applicant

zoning classification of OR

on the following described lands:

Legal Description:

Government Lot 7, section 26, township 7 South, range 29
East, St. Johns County, Florida

is hereby changed to: RMH-S

subject to the following conditions:

1. Property shall be platted and recorded as a subdivision **PRIOR TO ANY SALES OR RENTALS**
2. A public water system shall be provided, and adequate fire protection will be presented at the time of submission of plans for plat review.
3. Maximum number of lots shall not exceed 120, and minimum lot size shall be 1/4 acre .
4. a second entrance shall be provided on the southerly one-half of the property.
5. An entrance to the property shall be provided at or near lot 45 of Sandy Heights subdivisions
6. In addition to the two above described entrances the developer and owner shall provide at their expense a road from the southern most portion of the subject property to Lightsey Road constructed at their expense to county standards with a 60 foot right of way; and no more than 40 lots may be sold or rented throughout the subject property prior to construction of such road and dedication of the road and right of way to the County

which conditions shall remain in full force and effect at all times until amended or changed by further ordinance of this Body.

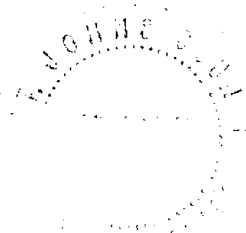
SECTION 2. Nothing herein contained shall be deemed to impose conditions, limitations, or requirements not applicable to all other land in the zoning district wherein said lands are located, except as provided in Section 1 above.

SECTION 3. The Zoning Inspector is authorized to issue construction permits allowed by classification as rezoned and conditioned 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.

SECTION 5. This Ordinance shall be recorded by the Clerk of the Board of County Commissioners of St. Johns County, Florida, in the official public records of St. Johns County, Florida, and indexed under the names of the property owners described on page one hereof.

PASSED this 2 day of April, 1985



BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA

BY: Ray Walden
Chairman

ATTEST: CARL "BUD" MARKEL, CLERK

BY: Cheryl Kert
Deputy Clerk



FILED AND RECORDED IN
PUBLIC RECORDS OF
ST. JOHNS COUNTY, FLA.

1985 APR -9 AM 11:58

Carl "Bud" Markel
CLERK OF CIRCUIT COURT

Adopted regular meeting 04/02/85

Effective 04/08/85

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 _____
Virginia L Goodrich 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 _____
Public Notice
 _____ in the matter of _____
Regular meeting April 2nd 1985
 _____ in the _____ Court,
 was published in said newspaper in the issues of _____
March 1, 1985

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 Virginia L Goodrich
 this 6th day of March

A.D. 19 85
Charlotte B. Burtner
 Notary Public, State of Florida
 Commission Expires April 20, 1987
 Bonded thru Troy Title Insurance, Inc.

(SEAL)

COPY OF ADVERTISEMENT

NOTICE IS HEREBY GIVEN THAT THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AT ITS REGULAR MEETING ON THE 2 DAY OF April 1984, 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 OR TO RMH-S, WITH THE POSSIBILITY OF ADDED CONDITIONS.
 BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA.

SECTION 1. Pursuant to the application of H.W. Mizell Jr. (Jim Wisco Jr., Applicant) OWNERs of the following described land, zoning classification of OR on the following described lands: Government Lot 7, Section 28, Township 7 South, Range 29 East, St. Johns County, Florida
 Is hereby changed to RMH-S with the possibility of added conditions.

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, except as provided in Section 1 above.

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.

Board of County Commissioners
 St. Johns County, Florida
 By: Carl "Bud" Martel
 Clerk

If a person decides to appeal any decision made by the Bd. of County Comm. 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.

1984 Mar 1, 1985



FLORIDA DEPARTMENT OF STATE
George Firestone
Secretary of State

April 4, 1985

Ms. Cheryl Kent
Deputy Clerk
Board of County Commissioners
Post Office Drawer 300
St. Augustine, Florida 32084

Dear Mr. Kent:

Pursuant to the provisions of Section 125.66, Florida Statutes, this will acknowledge:

1. Receipt of your letter/s of April 2, 1985
and certified copy/ies of St. Johns County
Ordinance No. 85-30
2. Receipt of _____ County Ordinance/s
relative to:
(a) _____
which we have numbered _____
(b) _____
which we have numbered _____
3. We have filed this/these Ordinance(s) in this office
on April 4, 1985.
4. The original/duplicate copy/ies showing the filing date
is/are being returned for your records.

Cordially,

(Mrs.) Liz Cloud, Chief
Bureau of Administrative Code

CLERK OF CIRCUIT COURT
Liz Cloud
7-10-85

LC/

85 APR - 8 AM 10 26

FILED

FLORIDA-State of the Arts