

RESOLUTION NO. 86-182

A RESOLUTION OF THE COUNTY OF ST. JOHNS, STATE OF FLORIDA AMENDING PARAGRAPH 4 OF RESOLUTION 84-33 TO EXTEND THE TIME FOR COMPLETION OF CONSTRUCTION OF SIXTY (60) RESIDENTIAL UNITS AND TO AMEND PARAGRAPH 11 OF RESOLUTION NO. 82-37 TO PROVIDE FOR ALTERNATIVE ENERGY STANDARDS; FINDING SUFFICIENT COMPLIANCE WITH RESOLUTION 82-37, THE DEVELOPMENT ORDER FOR JULINGTON CREEK AS SUBSEQUENTLY AMENDED; FINDING THAT THE AMENDMENTS DO NOT CONSTITUTE A SUBSTANTIAL DEVIATION; PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, on March 23, 1982 the Board of County Commissioners of St. Johns County, Florida passed and approved Resolution No. 82-37 constituting the Development Order for a development known as Julington Creek (Development Order).

WHEREAS, the Development Order has been subsequently amended.

WHEREAS, General Development Corporation has requested two amendments to the Development Order be considered by the Board of County Commissioners of St. Johns County and requested that the Board find that such modifications do not constitute a substantial deviation to the terms and conditions of the Development Order as amended.

WHEREAS, the Board of County Commissioners of St. Johns County has considered the amendments requested by General Development Corporation and finds that they do not constitute a substantial deviation.

NOW, THEREFORE, be it further resolved by the Board of County Commissioners of St. Johns County that Resolution 84-33 and Resolution 82-37 be amended as follows:

Section 1. Paragraph 4 of Resolution 84-33 is hereby deleted in its entirety and the following is substituted in its stead:

"4. Commencement of Development. If the Developer has not completed construction of a welcome pavilion by December 31, 1984 and completed sixty (60) of the residential units proposed for Phase 1 (which boundaries are shown at Exhibit "B") within three (3) years from Commencement of Sales within the property described at Exhibit A, Developer shall be required to apply to the Board for a determination of whether a substantial deviation from this order has occurred. The running of the three-year period shall be tolled between the dates on which applications for approval of Final Development Plans necessary to meet the requirements of this section are filed and the dates on which such Final Development Plans are approved. Commencement of Sales shall mean execution by both purchaser and Developer of a contract."

Section 2. Paragraph 11 of Resolution 82-37 shall be deleted in its entirety and the following substituted in its stead:

"11. Energy. The Developer shall design all residential units within the project to meet, at a minimum, the requirements of the Florida Energy Efficiency Code for Building Construction."

Section 3. The amendments incorporated herein do not constitute a substantial deviation to the conditions of the Development Order as subsequently amended. All other terms and conditions of the Development Order as amended shall remain unchanged and in full force and effect.

Section 4. This resolution shall become effective immediately upon its adoption.

PASSED AND ADOPTED by the Board of County Commissioners of St. Johns County, Florida this 9 day of December, 1986.

BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA

By: Phyllis L. Lydon
Chairman

ATTEST: Carl "Bud" Markel, Clerk

By: Cheryl Kent
Deputy Clerk