

RESOLUTION NO. 94- 191  
RESOLUTION OF THE BOARD OF COUNTY  
COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA  
APPROVING A SUBDIVISION PLAT FOR  
ODOM'S MILL UNIT ONE

WHEREAS, Odum's Mill, Ltd., a Florida limited partnership, as Owner, has applied to the Board of County Commissioners of St. Johns County, Florida, for approval to record a subdivision plat known as Odom's Mill Unit One.

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 Section 2, 4, and 5.

Section 2. The Construction Bond is set in the amount of \$1,268,541.41 and shall delivered to the Clerk of Courts and approved by him prior to recording the plat.

Section 3. A Warranty Bond 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 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 Planning and Zoning Department; and
- d) 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 c) 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 11 day of October, 1994.

BOARD OF COUNTY COMMISSIONERS  
OF ST. JOHNS COUNTY, FLORIDA

BY: Alan Roberts  
Its Chairman

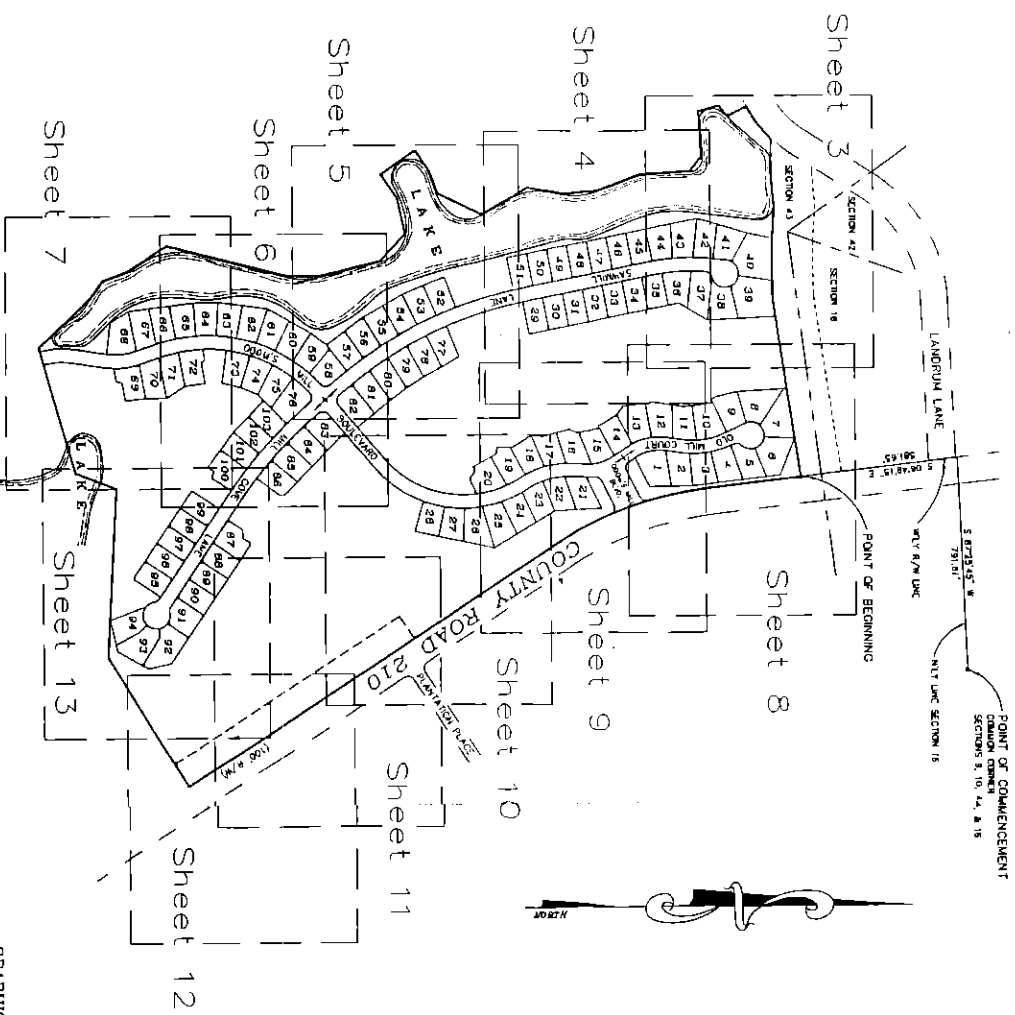
ATTEST:

Irma Parrette  
Deputy Clerk

# Odom's Mill Unit One

A Portion of the Joseph S. Sanchez Grant, Section 43,  
Township 4 South, Range 29 East, St. Johns County, Florida.

KEY & VICINITY MAP  
Scale: 1" = 300'



MAP BOOK PAGE

SHEET 2 OF 13 SHEETS

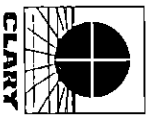
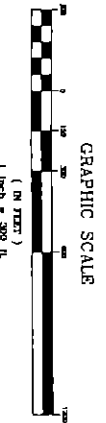
103 LOTS IN THIS UNIT

GENERAL NOTES

- 1) BEARINGS SHOWN HEREON ARE BASED ON THE WESTERLY BOUNDARY LINE OF COUNTY ROAD 210, AS SHOWN ON THE RECORDS OF THE ST. JOHNS COUNTY RECORDS BOOK 779, PG. 1018, ST. JOHNS COUNTY, FLORIDA, AS BEING 5 DEGREES 15' E.
- 2) EASEMENTS SHOWN HEREON ARE FOR THE CONVEYANCE OF CABLE TELEVISION SERVICES AND FENCING MAINTENANCE, UNLESS OTHERWISE NOTED HEREON.
- 3) NOTES THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA (FLORIDA STATUTE 177.091).
- 4) ALL PROPERTY SHOWN HEREON LIES WITHIN FLOOD ZONES AS SHOWN ON FLOOD INSURANCE RATE MAP 2200 L. ST. JOHNS COUNTY, FLORIDA, DATED JULY 15, 1992. CORNER LOTS AND LOTS HAVING FRONTAGE ON MORE THAN ONE RIGHT-OF-WAY MAY GAIN ACCESS FROM ONLY ONE RIGHT-OF-WAY.
- 5) BEARINGS AND DISTANCES SHOWN ON CHAINS METES TO CHAIN BEARINGS AND DISTANCES.
- 6) THE LAKES SHOWN HEREON ARE FOR PICTORIAL PURPOSES ONLY AND DO NOT REPRESENT AN ACTUAL "AS-BUILT" SITUATION AND ARE BASED ON THE ENGINEERING PLANS FOR THIS PLAT.
- 7) THE TABULATED CURVE TABLE(S) SHOWN ON EACH SHEET IS APPLICABLE ONLY TO THE CURVES THAT APPEAR ON THAT SHEET.
- 8) JURISDICTIONAL WETLAND REGULATION.
- 9) CURRENT LAW PROVIDES THAT NO CONSTRUCTION, FILLING, REMOVAL OF EARTH, CUTTING OF TREES OR OTHER PLANTS SHALL TAKE PLACE WITHIN WETLANDS OF THE JURISDICTIONAL WETLAND LINE AS DEPICTED ON THIS PLAN. THE JURISDICTIONAL WETLAND LINE IS THE RESPONSIBILITY OF THE LOT OWNER. HIS AGENT AND THE ENTITY PERFORMING ANY ACTIVITY WITHIN THE WETLAND AREA TO ACQUIRE THE NECESSARY WRITTEN APPROVALS PRIOR TO THE BEGINNING OF ANY WORK. APPROPRIATE GOVERNMENT AGENCIES.
- 10) THE MINIMUM FINISH FLOOR ELEVATION = 8.00
- 11) TRACTS AB "D", "E" AND "Z" MAY CONTAIN SIGNAGE IN ACCORDANCE WITH THE FINAL DEVELOPMENT PLAN.

LEGEND

- |       |                           |       |                              |
|-------|---------------------------|-------|------------------------------|
| R/W   | RIGHT-OF-WAY              | T     | TANGENT                      |
| BRL   | BUILDING RESTRICTION LINE | RA    | RADIUS                       |
| O     | PERMANENT CONTROL POINT   | DELTA | DELTA                        |
| PC    | POINT OF CURVATURE        | RP    | RADIUS POINT                 |
| PI    | POINT OF INTERSECTION     | +     | PERMANENT REFERENCE MONUMENT |
| ORV   | OFFICIAL RECORDS VOLUME   | +     | STAKE IN STREET MARK         |
| PLB   | PLAT BOOK                 | +     | TABULATED CURVE DATA         |
| PG(S) | PAGE(S)                   | +     | POINT OF REVERSE CURVE       |
| ESMT  | EASEMENT                  | +     | POINT OF COMPOUND CURVE      |
| L     | ARC LENGTH                | +     | RADIUS LINE                  |



PREPARED BY:  
CLARY & Associates, Inc.  
PROFESSIONAL LAND SURVEYORS