

RESOLUTION NO. 99- 168  
RESOLUTION OF THE BOARD OF COUNTY  
COMMISSIONERS OF ST. JOHNS COUNTY,  
FLORIDA APPROVING A SUBDIVISION  
PLAT FOR JULINGTON CREEK  
PLANTATION PARCEL 31, Phase 2

WHEREAS, Julington Partners Limited Partnership, a Delaware 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 Julington Creek Plantation Parcel 31, Phase 2

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 Sections 2, 4, 5 and 6.

Section 2. Pursuant to a Settlement Agreement dated April 14, 1992 by and between the Board of County Commissioners of St. Johns County, Florida and Julington Partners Limited Partnership as thereafter amended, the construction of the subdivision improvement shall be assured by the deposit of funds in an escrow account with Bank of America, N.A., successor to NationsBank, N.A., pursuant to the Escrow Agreement by and among Julington Partners Limited Partnership, Nations Bank, N.A., successor by merger to Barnett Bank, N.A., and the Board of County Commissioners of St. Johns County, Florida, which shall be approved contemporaneously herewith.

Section 3. Pursuant to the Settlement Agreement referenced in Section 2 above, a maintenance fund shall serve as a guarantee against faulty workmanship, construction and materials with respect to the designated subdivision improvements.

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 Clerk is instructed to file and record the consent and joinder(s) to the plat executed by all mortgagees identified in the title opinion or certificate of title in Section 4.

Section 6. 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.
- e) Development Review Program

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) and e) 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 9<sup>th</sup> day of November, 1999.

BOARD OF COUNTY COMMISSIONERS  
OF ST. JOHNS COUNTY, FLORIDA

BY: Marc A. Jacalone  
Marc A. Jacalone, Its Chair

ATTEST: Cheryl Strickland, Clerk

Patricia Lopez Grande  
Deputy Clerk

UNPLANNED AREA  
 SECTION 34  
 TOWNSHIP 4 SOUTH  
 RANGE 27 EAST

# JULINGTON CREEK PLANTATION PARCEL 44 PHASE 2B

(NOT PART OF RECORD PLAT - FOR TAX ASSESSORS USE ONLY)



Part of Tract 2 - Julington Creek Unit 2A  
 converted to County for additional R/W by Ord. 1989-140  
 Part of Tract 2 - Julington Creek Unit 2A  
 converted to County for additional R/W by Ord. 1989-140

Part of Tract 2 - Julington Creek Unit 2A  
 converted to County for additional R/W by Ord. 1989-140