

RESOLUTION NO. 2004- 113
RESOLUTION OF THE BOARD OF COUNTY
COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA
APPROVING A SUBDIVISION PLAT FOR HERITAGE PARK PHASE 1A

WHEREAS, HERITAGE PARK OF ST. ST. AUGUSTINE, LLC., A FLORIDA LIMITED LIABILITY CORPORATION, AND RIVER CITY HOMES AND DEVELOPMENT CORPORATION, A FLORIDA CORPORATION, AS OWNERS, have applied to the Board of County Commissioners of St. Johns County, Florida for approval to record a subdivision plat known as HERITAGE PARK PHASE 1A.

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, 3, 4, and 5.

Section 2. A Construction Bond has been submitted to the Clerk of Courts' office in the amount of \$290,834.45.

Section 3. A Maintenance Bond in the amount of \$290,834.45 will be 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 a forenamed 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;
- d) Office of the County Surveyor; and
- e) Clerk of Courts.

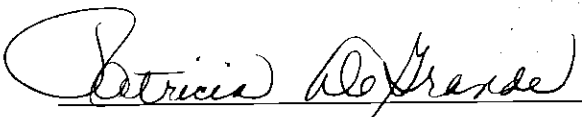
The Clerk shall not sign or accept the Plat for recording until it has been signed by each of the above persons or entities described in a) through d) above. If the plat is not signed and accepted by the Clerk for recording within 14 days from the date hereof, then the above-described conditional approval 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 1st day of June, 2004.

BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA

BY: 
Karen R. Stern, Its Chair

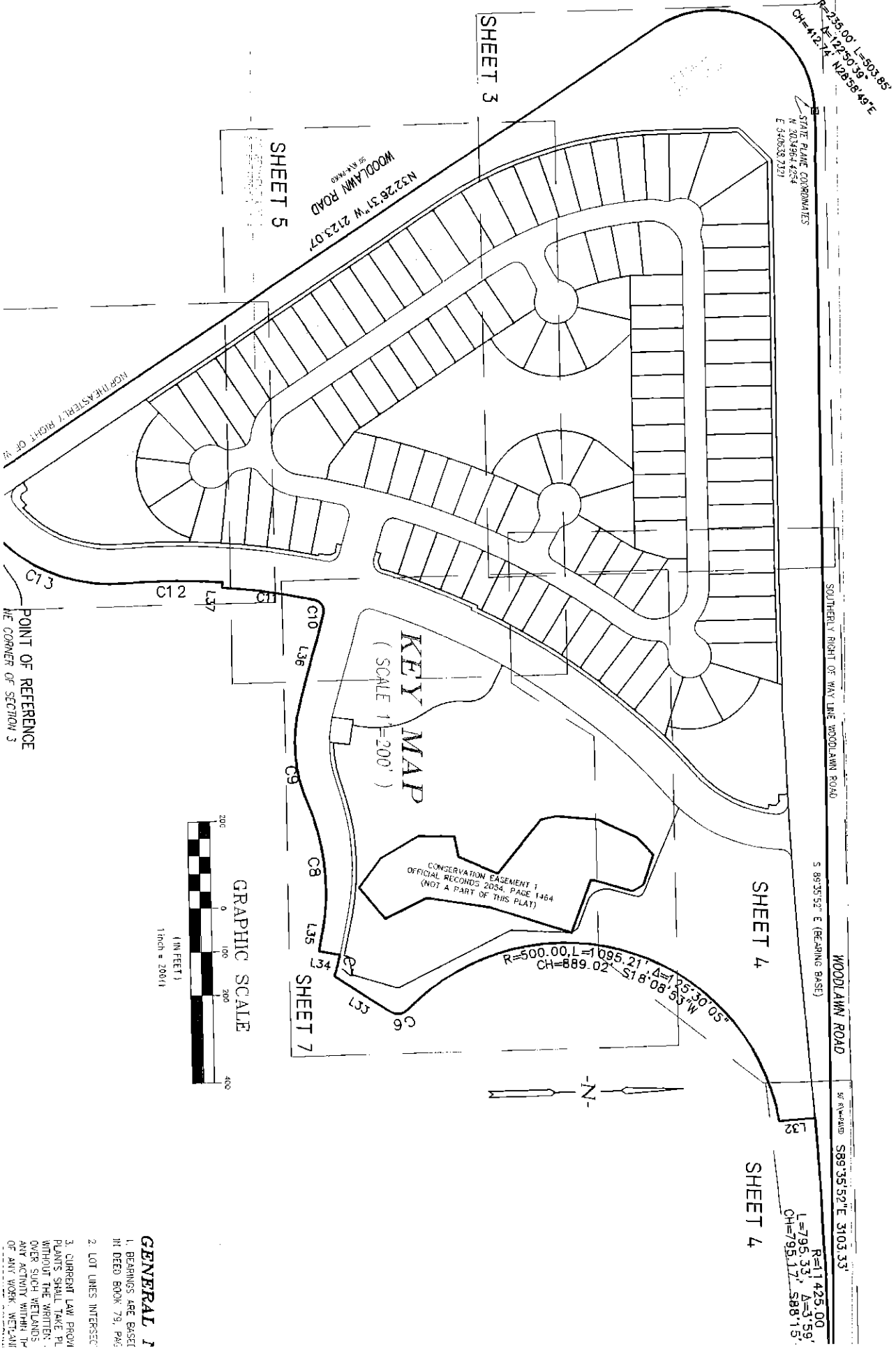
ATTEST: Cheryl Strickland


Deputy Clerk

RENDITION DATE 6-3-04

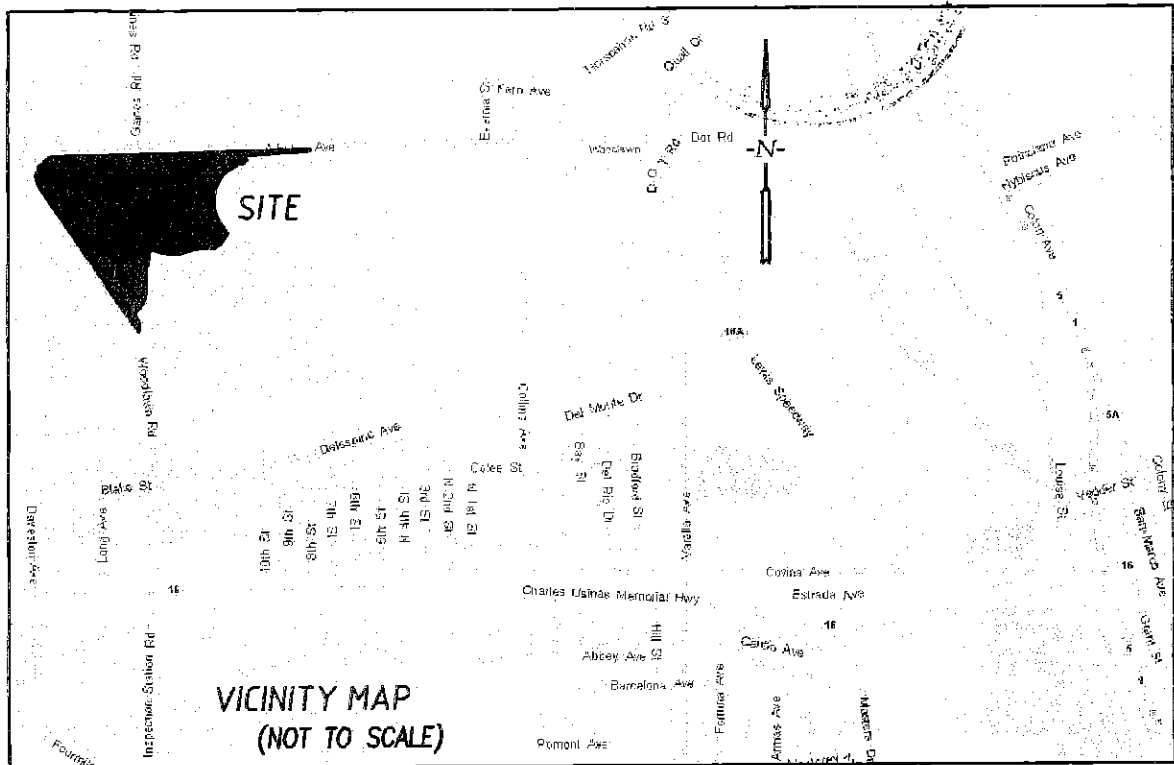
HERITAGE PARK PHASE 1A

A PORTION OF SECTIONS 3 AND 57, TOWNSHIP 7 SOUTH, RANGE 29 EAST,
ST. JOHNS COUNTY, FLORIDA.



- GENERAL**
1. BEARINGS ARE BASED IN DEED BOOK 79, PAGE
 2. LOT LINES INTERSECT
 3. CURRENT LAW PROVIDES PLANTS SHALL TAKE PLANT WITHOUT THE WRITER'S OVER SUCH WETLANDS OR ANY OTHER ACTIVITY WITHIN THE

MAP BOOK _____ PAGE _____
SHEET 1 OF 7



**CERTIFICATE OF APPROVAL AND ACCEPTANCE
BOARD OF COUNTY COMMISSIONERS**

THIS IS TO CERTIFY THAT THIS PLAT OF HERITAGE PARK, PHASE 1A HAS BEEN APPROVED AND ACCEPTED BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA ON THIS _____ DAY OF _____, 2004. THIS ACCEPTANCE SHALL NOT BE DEEMED AS REQUIRING CONSTRUCTION OR MAINTENANCE BY ST. JOHNS COUNTY OF ANY PART OF SAID SUBDIVISION.

Chairman, Board of County Commissioners

CERTIFICATE OF APPROVAL ~ COUNTY ATTORNEY

THIS IS TO CERTIFY THAT THIS PLAT OF HERITAGE PARK, PHASE 1A HAS BEEN APPROVED BY THE OFFICE OF THE ST. JOHNS COUNTY ATTORNEY ON THIS _____ DAY OF _____, 2004.

Office of the County Attorney