

RESOLUTION NUMBER 2006- 38

Public Records of
St. Johns County, FL
Clerk # 2006011325,
O.R. 2643 PG 605-610
02/14/2006 at 10:01 AM,
REC. \$25.00 SUR. \$27.50

RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, STATE OF FLORIDA, APPROVING A UNIFIED SIGNAGE PLAN (USP) TO THE NOCATEE PLANNED UNIT DEVELOPMENT; ORDINANCE NO. 2002-65, AS AMENDED.

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

SECTION 1. Pursuant to the request by Rachel Bennett, the authorized representative of Tidewater at Nocatee, for the Nocatee Planned Unit Development, Ordinance No 2002-65, as amended, the attached Unified Signage Plan shall be incorporated by reference and shall be approved as required by the PUD Section 6.2.11.

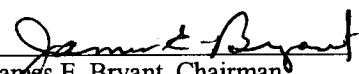
SECTION 2. Findings of Fact:

1. The request for Unified Signage Plan approval has been fully considered after public hearing with legal notice duly published as required by law.
2. The Unified Signage Plan is consistent with and furthers the objectives of the St. Johns County Comprehensive Plan 2015.
3. The review process and the application are consistent with applicable requirements of the St. Johns County Land Development Code.
4. The Comprehensive Signage Plan is consistent with the adopted Nocatee PUD Ordinance Number 2002-65 and the DRI Development Order Resolution 2001-30.


SECTION 3. This Resolution shall take effect as allowed by Florida Law.

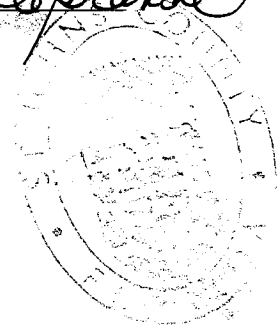
PASSED AND APPROVED BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA THIS 7 DAY OF JANUARY 2006.

BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA


James E. Bryant, Chairman

ATTEST: Cheryl Strickland, Clerk

By: 
Deputy Clerk



RENDITION DATE 2-8-06



England-Thims & Miller, Inc.

ENGINEERS • PLANNERS • SURVEYORS • GIS • LANDSCAPE ARCHITECTS

December 20, 2005

Ms. Lindsay Haga, AICP
St. Johns County Planning Department
4020 Lewis Speedway
St. Augustine, Florida 32095

Principals

Douglas C. Miller, P.E., CEO
N. Hugh Mathews, P.E., President
Joseph A. Tarver, Exec., V.P.
Juanitta Bader Clem, P.E., V.P.
Scott A. Wild, P.E., PSM, V.P.
Samuel R. Crissinger, CFD, V.P.
Robert A. Mizell, Jr., P.E., V.P.
Thomas N. Fallin, P.E., V.P.

Emeritus

James E. England, P.E.
Robert E. Thims

**Re: Unified Sign Plan Application
Tidewater at Nocatee (MDP 2005-12)
Nocatee PUD
ETM No. 02-050-44**

RECEIVED
DEC 19 2005
ST. JOHNS COUNTY
PLANNING DEPARTMENT

Dear Lindsay:

Attached, please find an application for a Unified Sign Plan (USP) within Nocatee PUD submitted in accordance with PUD Ordinance Section 6.2.11. This USP is tied to the Town Center South Residential MDP, and we respectfully request being set for hearing before the Board of County Commissioners concurrent with the hearing for that MDP.

Please route this application for review. If you have any questions, or require any additional information, please do not hesitate to call.

Regards,

ENGLAND-THIMS & MILLER, INC.

Rachael L. Bennett
Senior Planner

Cc: Mark Major
Hugh Mathews
Don Smith
Greg Barbour

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TIDEWATER



AT NOCATEE

RECEIVED

DEC 19 2005

ST. JOHNS COUNTY
PLANNING DEPARTMENT

UNIFIED SIGN PLAN

TIDEWATER



AT NOCATEE

Tidewater at Nocatee is a multi-family condominium development located within the Nocatee PUD (PUD 2002-02; Ordinance 2002-65). *Tidewater at Nocatee* was reviewed for development approval by St. Johns County as Parcel C of the Town Center South Residential project (MDP 2005-12); the Master Development Plan (MDP) was approved by the Board of County Commissioners pursuant to Resolution XXXXX.

Tidewater at Nocatee is an identifiably distinct parcel due to the Nocatee Greenway lands surrounding the development on three sides. For this reason, the signage for this portion of the Town Center South Residential project will be submitted as a separate Unified Sign Plan for review by St. Johns County and approval by the St Johns County Board of County Commissioners. Signage for other parcels shown on MDP 2005-12 will be submitted under separate application.

The applicant proposes to erect a single monument Project Identification sign structure at the entrance to the development parcel as generally indicated on the MDP (MDP 2005-12); the applicable portion of the MDP is provided as *Exhibit 1 Signage Location*.

The project sign will be a double-sided sign with external lighting as conceptually shown on *Exhibit 2 Signage Elevation*. The elevation drawing gives conceptual height and length of the signage monument; actually dimensions may vary, but the maximum signage allowance will be:

❖ Monumentation

- Maximum Length: 28 feet
- Maximum Height: 15'

❖ Advertising Display Area (ADA)

- Maximum ADA: 32 square feet / face
- Sign Faces: 2

❖ Appearance

- Facing Materials: Stucco, textural concrete, brick, stone
- Colors: Black or other nearly black-hued Lettering
Earth tones / 'bright' paint accents
Muted or pastel ranges with bolder accents

RECEIVED

DEC 19 2005

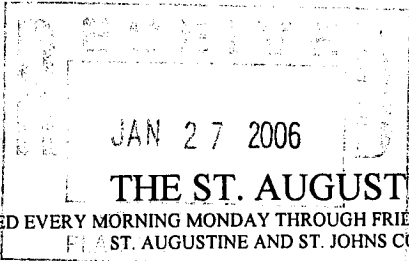
ST. JOHNS COUNTY
PLANNING DEPARTMENT

This Unified Sign Plan is in accordance with PUD Ordinance *Section 6.2.11 Signage* and with BCC *Resolution 2005-22 Nocatee Unified Sign Plan*. Further, the proposed USP signage allowances are in accordance with St. Johns County Land Development Code *Section 7.06.01(A) Development Signs / Residential Subdivisions*. No waivers to the Land Development Code signage requirements are being sought.

RECEIVED

DEC 19 2005

ST. JOHNS COUNTY
PLANNING DEPARTMENT



COPY OF ADVERTISEMENT

THE ST. AUGUSTINE RECORD

PUBLISHED EVERY MORNING MONDAY THROUGH FRIDAY, SATURDAY AND SUNDAY MORNING
ST. AUGUSTINE AND ST. JOHNS COUNTY, FLORIDA

STATE OF FLORIDA,
COUNTY OF ST. JOHNS

Before the undersigned authority personally appeared **CHARLES BARRETT**
who on oath says that he is an Accounting Clerk of the St. Augustine Record,
a daily newspaper published at St. Augustine in St. Johns County, Florida:
that the attached copy of advertisement, being **NOTICE OF HEARING**
in the matter **USP 05-01 TIDEWATER**
was published in said newspaper in the issues of
JANUARY 23, 2006.

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
heretofore been continuously published in said St. Johns County, Florida, each
day and has been entered as second class mail matter at the post office in the
City of St. Augustine, in said St. Johns County, for a period of one year preceding
the first publication of the 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 the advertisement for
publication in the said newspaper.

Sworn to and subscribed before me this **23RD** day of **JANUARY, 2006.**

by *Charles Barrett* who is personally known to me
or who has produced **PERSONALLY KNOWN** as identification.

Brian Fike

Brian Fike
My Commission DD327588
Expires June 09, 2006

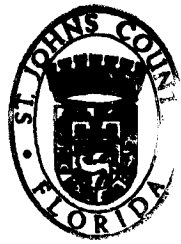
(Signature of Notary Public)

(Seal)

BRIAN FIKE

I HEREBY CERTIFY THAT THIS DOCUMENT
IS A TRUE AND CORRECT COPY AS APPEARS
ON RECORD IN ST. JOHNS COUNTY, FLORIDA
WITNESS MY HAND AND OFFICIAL SEAL
THIS 14th DAY OF February 2006
CHERYL STRICKLAND, CLERK
Ex-Officio Clerk of the Board of County Commissioners

BY *Cheryl Strickland* DC



NOTICE OF A PROPOSED UNIFIED SIGN PLAN
NOTICE IS HEREBY GIVEN that a public hearing will be held on Tuesday, February 21, 2006 at 9:00 a.m. by the St. Johns County Board of County Commissioners in the County Auditorium, County Administration Building, 4020 Lewis Speedway, St. Augustine, Florida, to consider a unified sign plan within Nocatee PUD.
The subject property is located within the Nocatee DRI/PUD, Town Center South Residential Area, St. Johns County, Florida.

This file is maintained in the Planning Division of the Growth Management Services Department, at the County Administration Building, 4020 Lewis Speedway, St. Augustine, Florida and may be examined by interested parties prior to said public hearing.

NOTICE TO PERSONS NEEDING SPECIAL ACCOMMODATIONS AND TO ALL HEARING IMPAIRED PERSONS: In accordance with the Americans with Disabilities Act, persons needing special accommodations or an interpreter to participate in this proceeding should contact ADA Coordinator, at (904) 209-0650 or at the County Administration Building, 4020 Lewis Speedway, St. Augustine, Florida, 32084. For hearing impaired individuals, call Florida Relay Service at 1-800-955-8770, no later than 5 days prior to the date of this meeting.

If a person decides to appeal any decision made 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 appeal is to be based.

This matter is subject to Court imposed quasi-judicial rules of procedure. Interested parties should limit contact with the Board of County Commissioners or the Planning and Zoning Agency members on this topic, except with compliance with Resolution 95-126, to properly noticed public hearings or to written communication care of St. Johns County Planning Division, P.O. Drawer 349, St. Augustine, Florida, 32085.

BOARD OF COUNTY COMMISSIONERS
ST. JOHNS COUNTY, FLORIDA
JAMES E. BRYANT, CHAIRMAN
FILE NUMBER: USP 2005-01 Tidewater of Nocatee
L245-6 Jan 23, 2006