

RESOLUTION NO. 2008-129
RESOLUTION OF THE BOARD OF COUNTY
COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA
APPROVING A SUBDIVISION PLAT OSPREY LANDING

WHEREAS, MARONDA HOMES, INC OF FLORIDA, AS OWNER, has applied to the Board of County Commissioners of St. Johns County, Florida for approval to record a subdivision plat known as OSPREY LANDIING.

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, 5 and 6.

Section 2. A Construction Bond, in the amount of \$615,641.90 will be required.

Section 3. A Maintenance Bond in the amount of \$347,178.58 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 Clerk is instructed to file and record the consent and joinder (s) to the plat executed by all mortgages identified in the title opinion or certificate of the 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;
- 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 13th day of may, 2008.



BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA

BY: *Thomas G. Manuel*
Thomas G. Manuel, Chairman

ATTEST: Cheryl Strickland

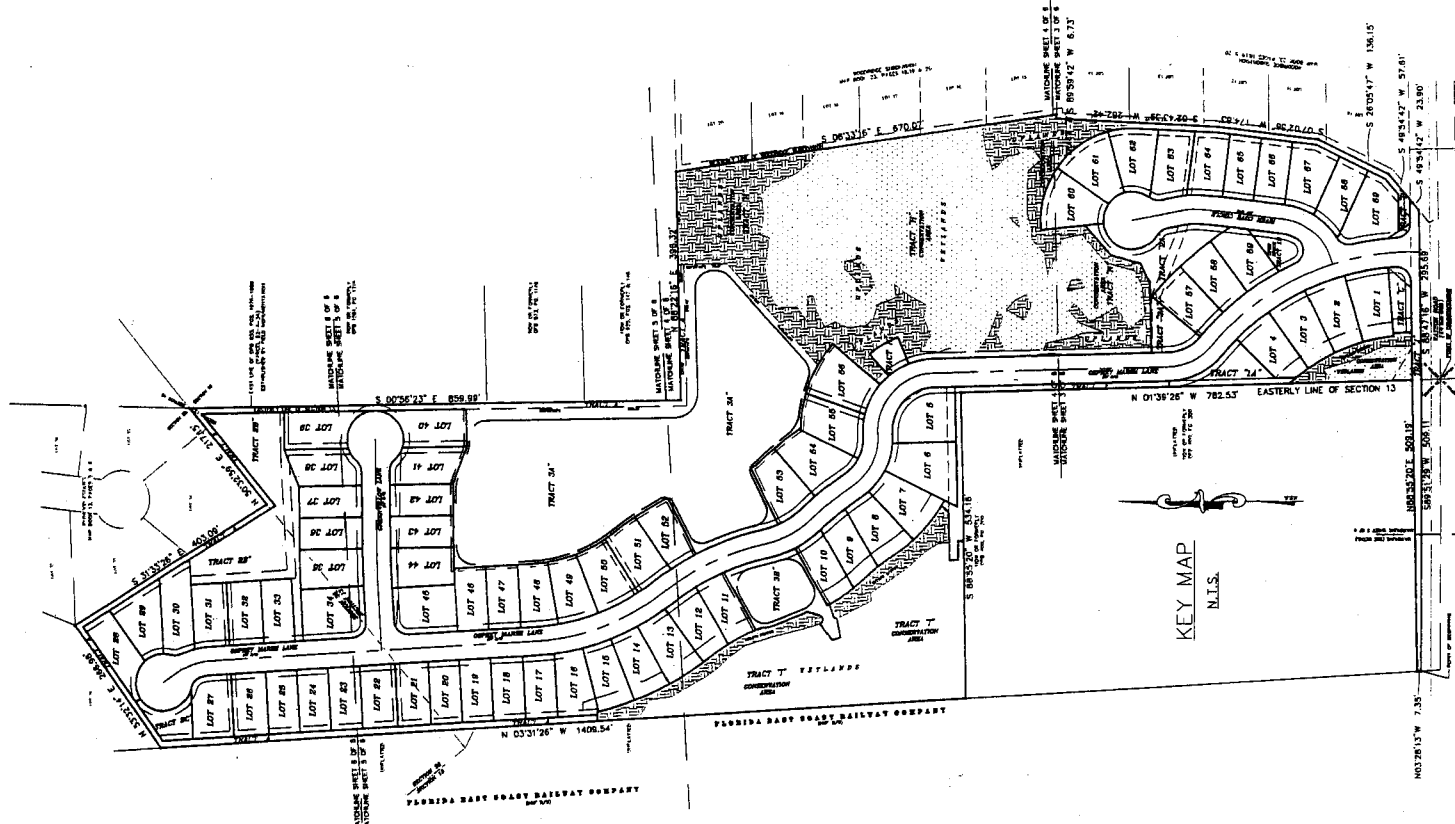
Pam Hatten

Deputy Clerk

RENDITION DATE 5/14/08

OSPREY LANDING

A PARCEL OF LAND IN SECTION 13, TOWNSHIP 8 SOUTH, RANGE 29 EAST AND SECTION 18, TOWNSHIP 8 SOUTH, RANGE 30 EAST AND SECTION 38, TOWNSHIP 8 SOUTH, RANGE 29 EAST ST. JOHNS COUNTY, FLORIDA



GENERAL NOTES: BEARINGS BASED ON STATE PLANE COORDINATES.

- THE INTENDED USE OF THESE COORDINATES IS FOR GIS BASE MAPPING PURPOSE. THE GEODETIC CONTROL REIED UPON FOR THESE VALUES WERE PUBLISHED USGS CONTROL POINTS. COORDINATES ARE BASED ON NORTH AMERICAN DATUM 1983/90 - STATE PLANE COORDINATES - FLORIDA EAST ZONE - U.S. FEET.
- | POINT | NORTHING | EASTING | DESCRIPTION |
|-------|---------------|---------------|---------------------|
| 1 | N 198253.3300 | E 531948.7410 | PRM MID WEST CORNER |
| 2 | N 198263.3777 | E 532482.8107 | PRM MID EAST CORNER |
- NOTICE: THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE CURRENT PUBLIC RECORDS OF THIS COUNTY.
 - UTILITY COMPANIES SHALL BE GRANTED A REPLACEMENT OR REPAIR EASEMENT OVER THE SERVICE LINE THAT RUNS FROM THE TRANSFORMER/PEDestal TO THE ON-HOME SERVICE CONNECTION.
 - ALL SIDE LOT LINES UNENCUMBERED BY OTHER EASEMENTS SHALL CONTAIN A FIVE FOOT OBSTRUCTABLE SURFACE DRAINAGE EASEMENT ON EITHER SIDE OF THE LOT LINE.

LEGEND

- - DENOTES IRON MARKER FOUND IDENTIFICATION AS NOTED
- - DENOTES "X" REPAIR SET LB #891
- - DENOTES "X" CONCRETE MONUMENT LB #891
- - DENOTES "X" CONCRETE MONUMENT IDENTIFICATION
- - DENOTES PERMANENT CONTROL POINT SET
- R/W - DENOTES RIGHT OF WAY
- CB - DENOTES CHAIN BEARING
- CB - DENOTES CHAIN BEARING
- L - DENOTES ARC LENGTH
- P.T. - DENOTES POINT OF TANGENCY
- P.C. - DENOTES POINT OF CURVATURE
- P.I. - DENOTES POINT OF INTERSECTION
- R.P. - DENOTES RADIUS POINT
- R - DENOTES RADIUS
- R - DENOTES BREAK LINE
- T - DENOTES TANGENT
- (P) - DENOTES PLANT
- SRMWD - DENOTES ST. JOHNS RIVER WATER MANAGEMENT DISTRICT
- PRM - DENOTES PERMANENT REFERENCE MONUMENT

