RESOLUTION NO. 2011-_____ RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST.JOHNS COUNTY, FLORIDA APPROVING A PLAT FOR WILLOWCOVE PARK REPLAT

WHEREAS, CENTEX HOMES, A NEVADA GENERAL PARTNERSHIP, AS OWNER, has applied to the Board of County Commissioners of St. Johns County, Florida for approval to record a plat known as WILLOWCOVE PARK REPLAT.

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

<u>Section 1.</u> 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.

<u>Section 2.</u> No Required Improvement Bond for construction will be required.

Section 3. No Required Improvement Bond for maintenance will be required.

<u>Section 4.</u> 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.

<u>Section 5.</u> 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.

<u>Section 6.</u> 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 Growth Management 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.

BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA

BY:

J. Ken Bryan, Chair

ATTEST: Cheryl Strickland

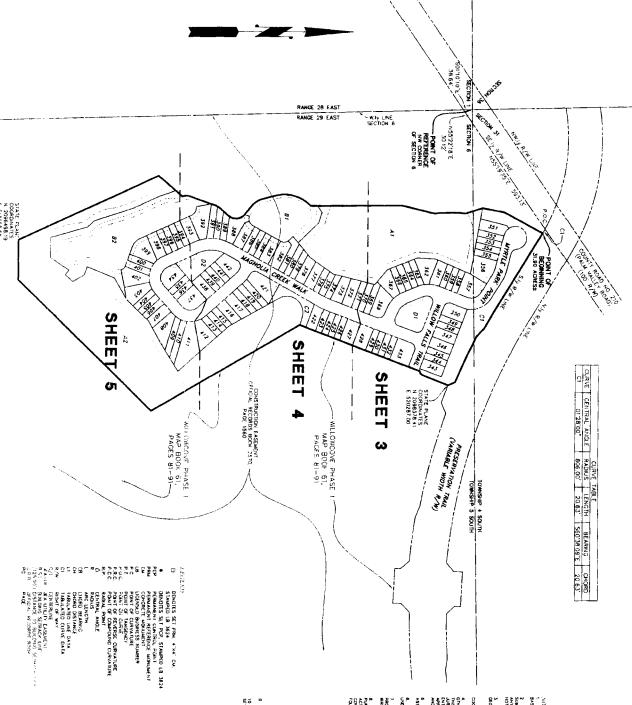
Deputy Clerk

RENDITION DATE 1 30/11

Attachment 2 Plat Map

WILLOWCOVE PARK REPLAT

BEING A REPLAT OF WILLOWCOVE PARK, AS RECORDED IN MAP BOOK 63, PAGES 19 THROUGH 23, OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA, LYING WITHIN SECTION 31, TOWNSHIP 4 SOUTH, RANGE 29 EAST AND SECTION 6, TOWNSHIP 5 SOUTH, RANGE 29 EAST, ST. JOHNS COUNTY, FLORIDA.



MAP BOOK

PAGE

SHEET 2 OF 5 SHEETS



NOTES: 1. BLABACS SHOWN ARE RETERBACED TO THE STATE PLANE COOMDINATES AS THOCATED HEREON AND ARE BASED ON THE MESTERLY LINE OF SECTION 6 AS BEING SOUTH OT TO TO' EAST.

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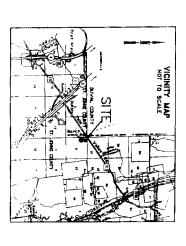
4. CARRENT LAW PROJECTS THAT THE CONSTRUCTION, FILLING RESIDEAL OF LEARTH, COTTING OF THESE OF CONTROL AND THAT SHAPE LAW CELLING AND CONTROL AND C

6. JURSDICTIONAL WETLAND LINES DEPICTED HEREON PER PREVIOUS SURVEY BY ROBERT IJ. JUIGAS ASSOCIATES, NIC., FLE NO. 1180-1, DATED OCTOBER 21, 1999 AND LAST REVISED ON FEBRUARY 14, 2006

8. CERTAIN EASSUBNIS ARE RESERVED FOR PLORIDA POWER AND LIGHT FOR USE IN CONJUNCTION WITH THE JUDICINIAND ELECTRICAL DISTRIBUTION SYSTEM 7 A BLAWET EASEMENT OVER THE ENTIRE SUTE AS DEPICTED HEREON IS HEREBY RESERVED FOR THE PROPERTY OWNERS ASSOCIATION FOR THE PUNHOSES OF BULLDING MAINTENANCE, LANDSCAPE AND BOILD THAN.

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10 BUILDING SETBACK LINES DEPICTED HEREON THAT ARE NOT LABELED 25' 8 S.L. ARE REDUCED BUILDING SETBACK LINES PER SUBJUTTAL SMADJ 2010-13 9 UPLANO BUFFERS ADJACENT TO WETLANDS ARE TO REMAIN HATURAL, VEGETATIVE, AND UNDISTURBED



PREPARED BY:

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JACKSONVILLE, FL. 32258 (904), 642–8550
CERTIFICATE OF AUTHORIZATION NO. LB J824