

RESOLUTION NO. 2012- 101
RESOLUTION OF THE BOARD OF COUNTY
COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA
APPROVING A PLAT FOR COASTAL OAKS AT NOCATEE PHASE 2I UNIT 2.

WHEREAS, TOLL JACKSONVILLE LIMITED PARTNERSHIP, has applied to the Board of County Commissioners of St. Johns County, Florida for approval to record a plat known as COASTAL OAKS AT NOCATEE PHASE 2I UNIT 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, 3, 4, 5 and 6.

Section 2. A Required Improvement Bond in the amount of \$40,422.75 has been filed with the Clerk of Courts Office.

Section 3. A Required Improvement Bond in the amount of \$37,272.75 will be required for maintenance.

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.

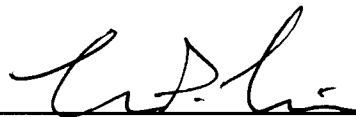
Section 6. The approval and acceptance described in Section 1 shall not take effect until the plat has been signed by each of the following departments, person or offices:

- a) Chairman or Vice-Chairman of the Board of County Commissioners of St. Johns County, Florida;
- b) Office of the County Attorney;
- c) County 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.

ADOPTED by the Board of County Commissioners of St. Johns County, Florida, this 3rd day of April, 2012.

BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA

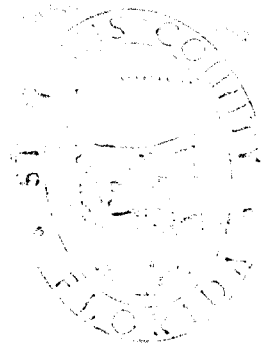
BY: 
Mark P. Miner, Chair

ATTEST: Cheryl Strickland



Deputy Clerk

RECORDING DATE 4/5/12



Attachment 2

Plat Map

- LEGEND
- D = SET 4" x 4" CONCRETE MONUMENT STAMPED LB 3857
 - = SET 1/2" x 1/2" IRON NAIL STAMPED LB 3857
 - = POINT OF BEGINNING
 - = POINT OF TRANSITION
 - P.T.C. = POINT OF TANGENCY
 - P.L.C. = POINT OF CURVE
 - P.C. = POINT OF CURVE
 - C.P. = CENTER POINT
 - C.M. = TANGENTIAL CURVE DATA



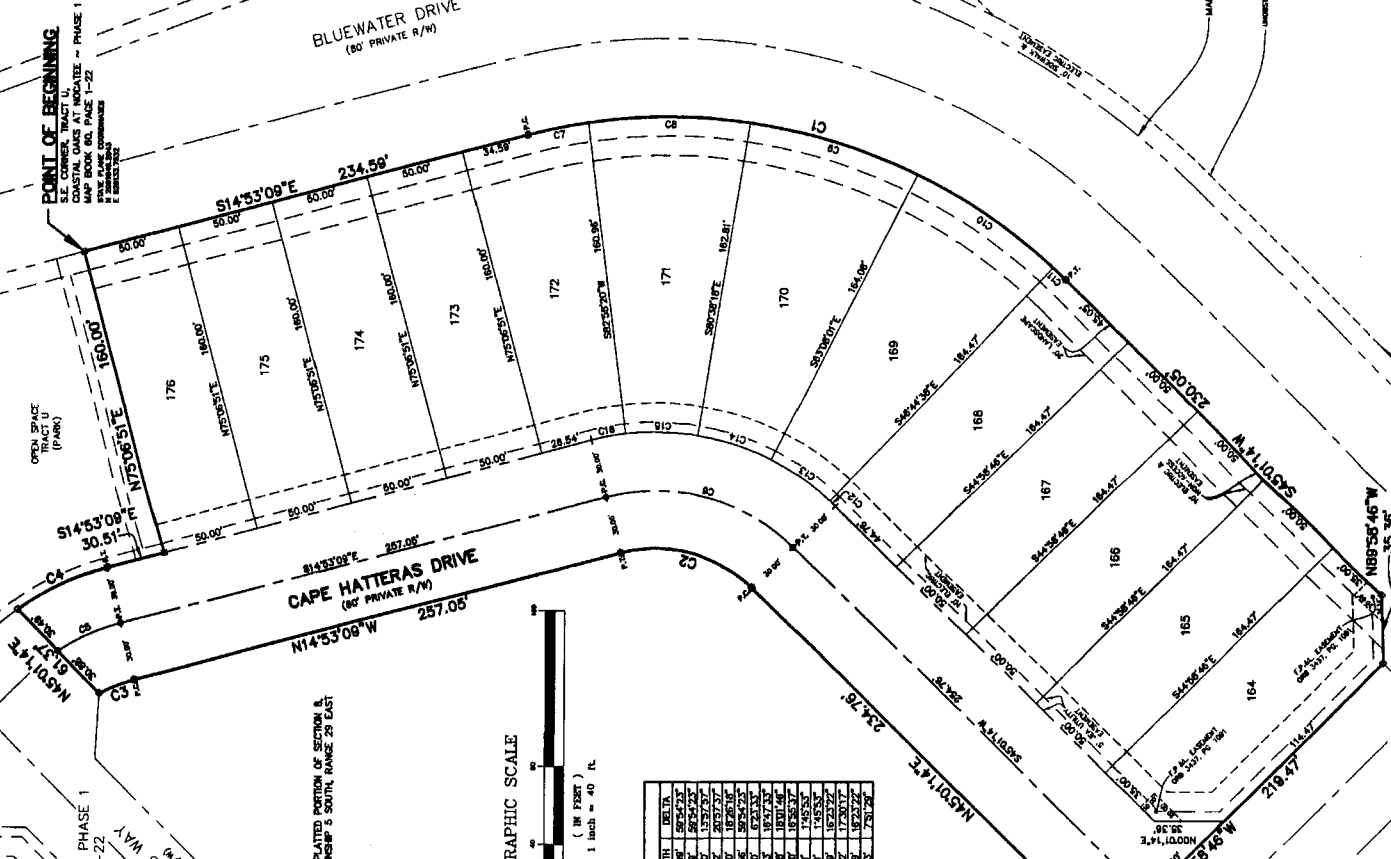
POINT OF BEGINNING
S.E. CORNER TRACT U
COASTAL OAKS AT NOCATIE ~ PHASE 1
MAP BOOK 60, PAGES 1-22

BLUEWATER DRIVE
(60' PRIVATE R/W)

COASTAL OAKS AT NOCATIE ~ PHASE 1
MAP BOOK 60, PAGES 1-22

OPEN SPACE
(CONSERVATION)

PREPARED BY
ALL AMERICAN SURVEYORS OF FLORIDA, INC.
8620 SOUTHPOINT PARKWAY, SUITE 4
JACKSONVILLE, FLORIDA 32216
904-279-0868
LICENSED BUSINESS NO. 3857



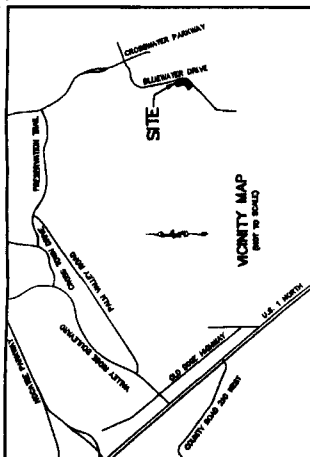
COASTAL OAKS AT NOCATIE ~ PHASE 2I-UNIT 2
A PORTION OF SECTION 8, TOWNSHIP 5 SOUTH, RANGE 29 EAST, ST. JOHNS COUNTY, FLORIDA
208 209 210 211 212

UNPLATTED PORTION OF SECTION 8,
TOWNSHIP 5 SOUTH, RANGE 29 EAST

GRAPHIC SCALE
(IN FEET)
1 inch = 40 ft.

CURVE	CHORD	CHORD BEARING	CHORD LENGTH	CHORD AREA
C1	N14°53'09"E	257.05'	257.05'	2874.73
C2	S14°53'09"E	257.05'	257.05'	2874.73
C3	N14°53'09"E	257.05'	257.05'	2874.73
C4	S14°53'09"E	257.05'	257.05'	2874.73
C5	N14°53'09"E	257.05'	257.05'	2874.73
C6	S14°53'09"E	257.05'	257.05'	2874.73
C7	N14°53'09"E	257.05'	257.05'	2874.73
C8	S14°53'09"E	257.05'	257.05'	2874.73
C9	N14°53'09"E	257.05'	257.05'	2874.73
C10	S14°53'09"E	257.05'	257.05'	2874.73
C11	N14°53'09"E	257.05'	257.05'	2874.73
C12	S14°53'09"E	257.05'	257.05'	2874.73
C13	N14°53'09"E	257.05'	257.05'	2874.73
C14	S14°53'09"E	257.05'	257.05'	2874.73
C15	N14°53'09"E	257.05'	257.05'	2874.73
C16	S14°53'09"E	257.05'	257.05'	2874.73
C17	N14°53'09"E	257.05'	257.05'	2874.73
C18	S14°53'09"E	257.05'	257.05'	2874.73
C19	N14°53'09"E	257.05'	257.05'	2874.73
C20	S14°53'09"E	257.05'	257.05'	2874.73
C21	N14°53'09"E	257.05'	257.05'	2874.73
C22	S14°53'09"E	257.05'	257.05'	2874.73
C23	N14°53'09"E	257.05'	257.05'	2874.73
C24	S14°53'09"E	257.05'	257.05'	2874.73
C25	N14°53'09"E	257.05'	257.05'	2874.73
C26	S14°53'09"E	257.05'	257.05'	2874.73
C27	N14°53'09"E	257.05'	257.05'	2874.73
C28	S14°53'09"E	257.05'	257.05'	2874.73
C29	N14°53'09"E	257.05'	257.05'	2874.73
C30	S14°53'09"E	257.05'	257.05'	2874.73

- NOTES:
1. BEARING AND DISTANCE MEASUREMENTS TO THE STATE PLATE COORDINATES AS INDICATED HEREON AND ARE BASED ON THE SOUTHERN LINE OF SECTION 20 AS BEING NORTH BOUNDARY EAST OF THE PLAT. THE PLAT IS A PART OF A LARGER PLAT OF THE SAME DATE AND IS NOT TO BE SEPARATED FROM THE WHOLE. THE WHOLE PLAT IS FILED IN THE PUBLIC RECORDS OF THIS COUNTY.
 2. THE PLAT IS SUBJECT TO ALL APPLICABLE ZONING AND LAND USE REGULATIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.
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UNPLATTED PORTION OF SECTION 8,
TOWNSHIP 5 SOUTH, RANGE 29 EAST