

RESOLUTION NO. 2014- 190
**RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS
COUNTY, FLORIDA APPROVING A PLAT FOR OAKRIDGE UNIT TWO**

WHEREAS, LENNAR HOMES, LLC., AS OWNER has applied to the Board of County Commissioners of St. Johns County, Florida for approval to record a plat known as Oakridge Unit Two.

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 Improvements Bond in the amount of \$167,206.09 has been filed with the Clerks office.

Section 3. A Required Improvements Bond in the amount of \$21,809.49 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 aforementioned 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.

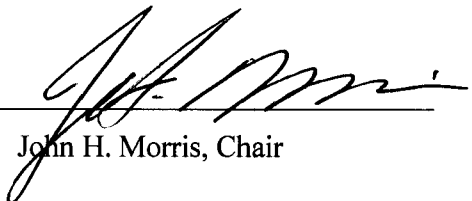
Section 6. The approval and acceptance described in Section 1 shall not take effect until the plat has been signed by each of the following departments, person or offices:

- 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 15th day of July, 2014.

**BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA**

BY: 
John H. Morris, Chair

ATTEST: Cheryl Strickland

RENDITION DATE 7/17/14

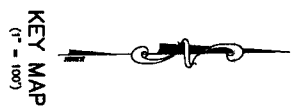

Deputy Clerk



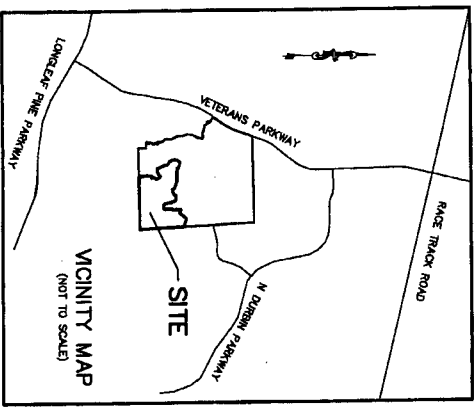
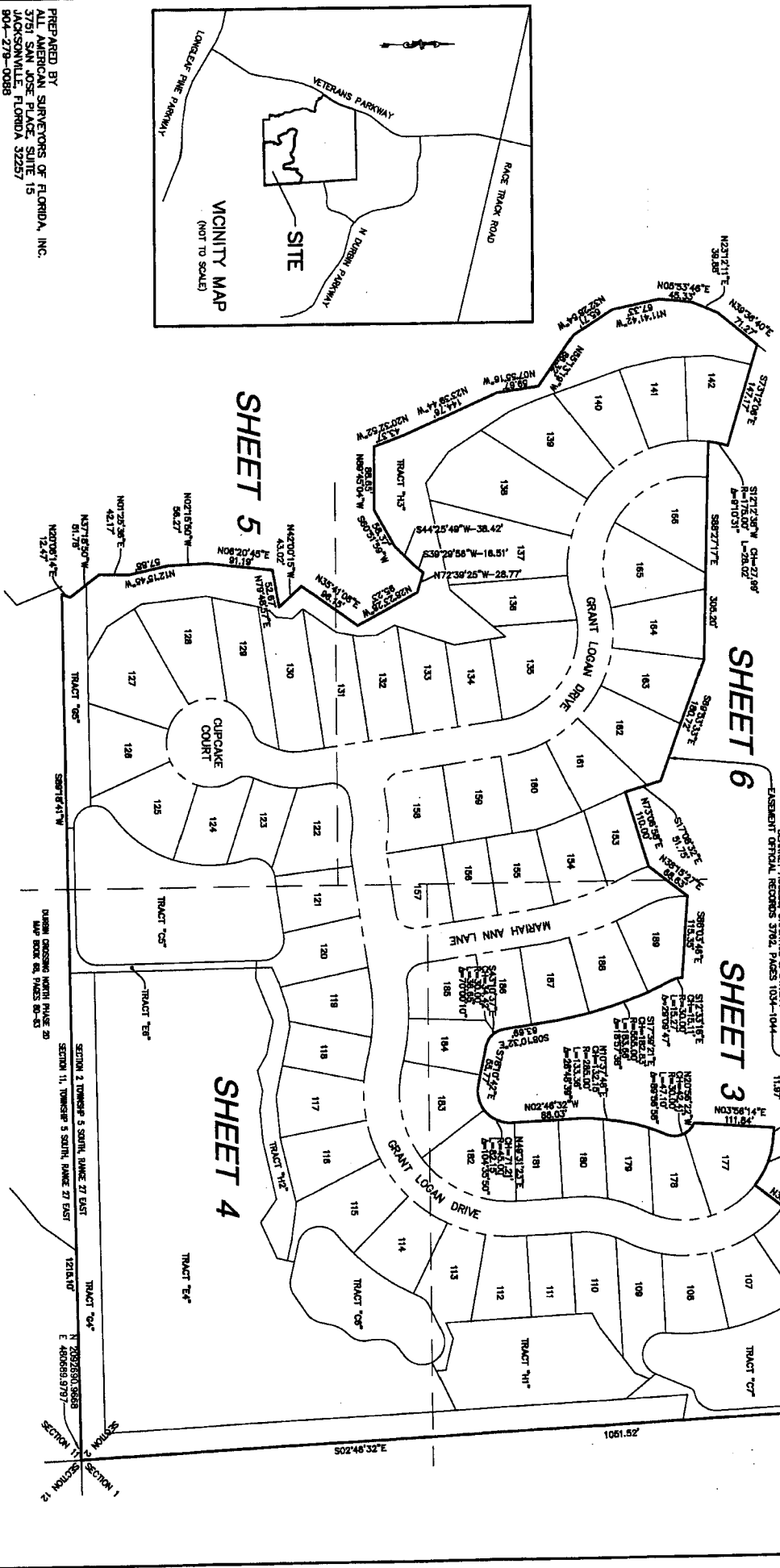
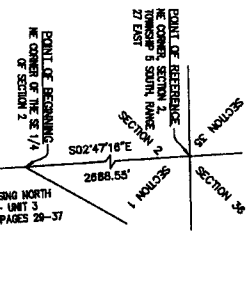
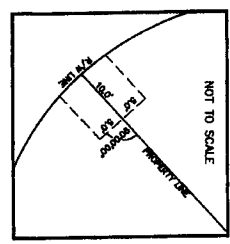
Attachment 2
Plat Map

OAKRIDGE ~ UNIT TWO

A PARCEL OF LAND LYING IN AND BEING PART OF THE SOUTHEAST QUARTER OF SECTION 2, TOWNSHIP 5 SOUTH, RANGE 27 EAST, ST. JOHNS COUNTY, FLORIDA.



- NOTES:
1. BEARINGS SHOWN HEREIN ARE REFERENCE TO THE STATE PLANE COORDINATES AS INDICATED HEREIN AND ARE BASED ON THE WESTERLY LINE OF SECTION 1 AS BEING SOUTH 02°46'32" EAST.
 2. NOTES: THIS PLAN, AS RECORDED IN ITS ORIGINAL FORM, IS THE OFFICIAL RECORDATION OF THE SUBDIVISION DESCRIBED HEREIN AND WILL BE CONSIDERED AS SUPPLEMENTED BY ANY RECORDATION OF THIS PLAN THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.
 3. CURRENT LAW PROVIDES THAT NO CONSTRUCTION, FILING, REMOVAL OF EARTH, CUTTING OF TREES OR OTHER PLANTS SHALL TAKE PLACE WITHINWARD OF THE DIMENSIONAL LINE AS ESTABLISHED ON THIS PLAN UNLESS THE LANDOWNER HAS FIRST OBTAINED THE NECESSARY WRITTEN APPROVALS FROM THE CITY ENGINEER WITHIN THE NEI/AND AREA, TO ASSURE THE NECESSARY WRITTEN APPROVALS PRIOR TO THE BEGINNING OF WORK. THE NEI/AND DIMENSIONAL LINE MAY BE SUPERSEDED AND REFINED FROM TIME TO TIME BY APPROPRIATE ENGINEERING MEASUREMENTS ARE RESERVED FOR E.A. FOR USE IN CONJUNCTION WITH THE UNDERGROUND ELECTRICAL DISTRIBUTION SYSTEM.
 4. THE INTERFERED USE OF THESE COORDINATES IS FOR GAS BUSES WAPPING PURPOSES. THE GEODETIC CONTROL RELATED FROM THESE BUSES HAS BEEN APPROVED DURING 1983/80 - STATE PLANE COORDINATES - FLORIDA EAST ZONE - U.S. FEET.
 5. "E.A." DENOTES E.A. EASEMENT. E.A. WILL ALLOW CERTAIN NON-PERMANENT IMPROVEMENTS WHICH DO NOT IMPAIR THE USE OF SAID EASEMENTS BY E.A. THE INSTALLATION OF FENCES, HEDGES AND LANDSCAPING IS PERMISSIBLE BUT SUBJECT TO REMOVAL BY E.A. AT THE EXPENSE OF EACH LOT OWNER FOR THE REMOVAL AND FOR RE-EASEMENT OF SAID EASEMENTS.
 6. "E.A.-E." DENOTES E.A. EQUIPMENT EASEMENT. THESE EASEMENTS SHALL REMAIN TOTALLY UNRESTRICTED BY ANY IMPROVEMENTS THAT MAY BE MADE BY THE USE AND ACCESS OF SAID EASEMENT BY E.A.



PREPARED BY
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