

RESOLUTION NO. 2014- 244
RESOLUTION OF THE BOARD OF COUNTY
COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA
APPROVING A PLAT FOR VILLAGES OF VALENCIA PHASE 2C

WHEREAS, VALENCIA DEVELOPERS, LLC., A LIMITED LIABILITY CORPORATION, AS OWNER, has applied to the Board of County Commissioners of St. Johns County, Florida for approval to record a plat known as Villages of Valencia Phase 2C.

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 \$70,244.28 has been filed with the Clerks office.

Section 3. A Required Improvements Bond in the amount of \$70,244.28 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:

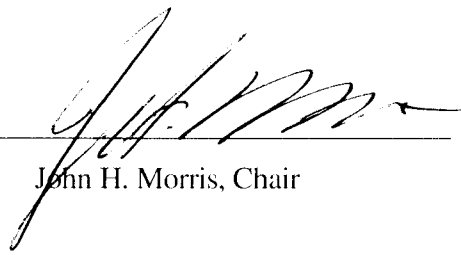
- a) Chairman or Vice-Chairman of the Board of County Commissioners of St. Johns County, Florida;
- b) Office of the County Attorney;
- c) County Growth Management Department;
- d) Office of the County Surveyor; and
- e) Clerk of Courts.

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 16 day of September, 2014.

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

BY: _____


John H. Morris, Chair

ATTEST: Cheryl Strickland



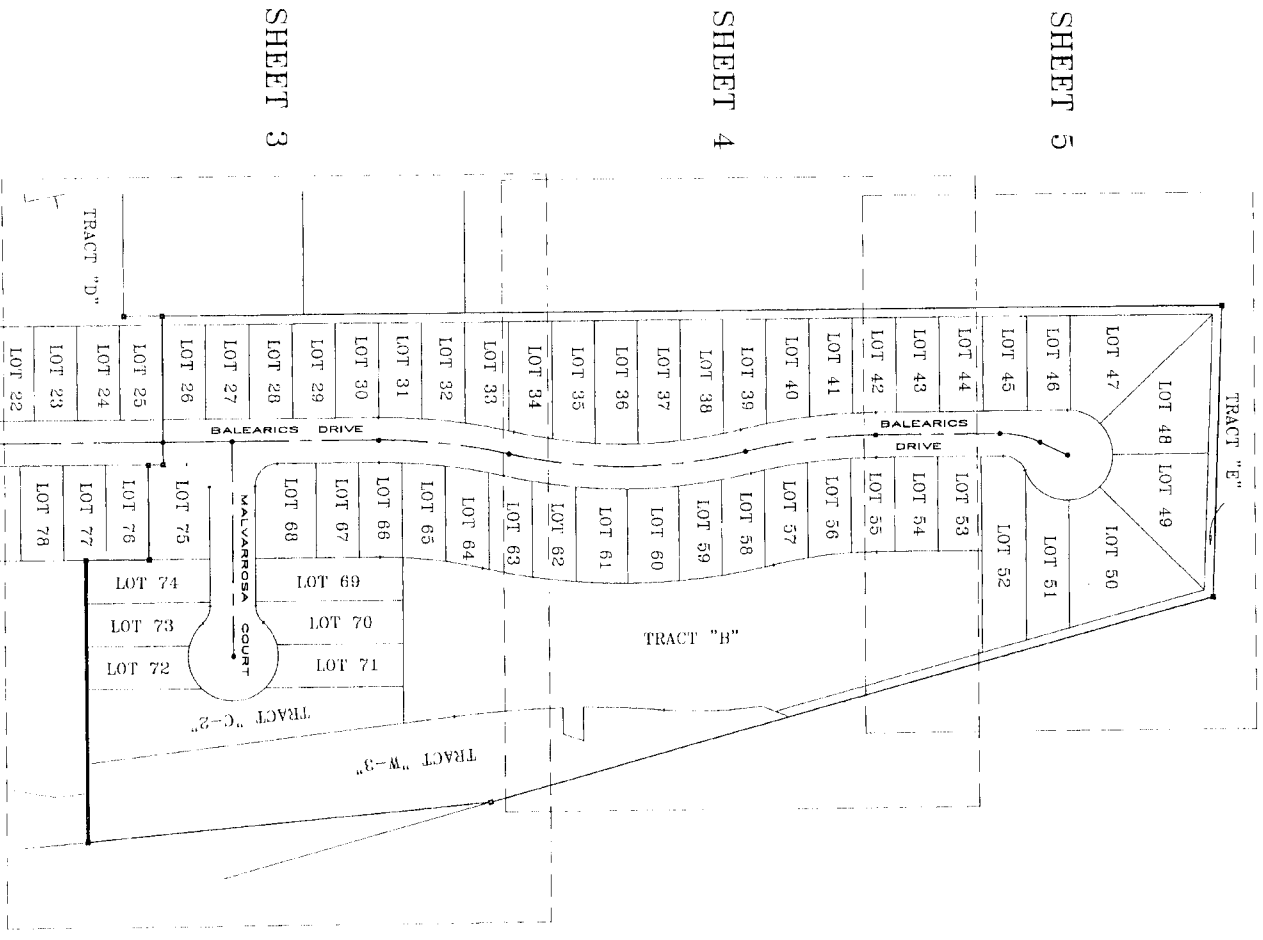
Deputy Clerk

RENDITION DATE 9/18/14

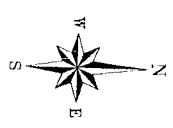
VILLAGES OF VALENCIA PHASE 2C

A PARCEL OF LAND SITUATED IN SECTION 17, TOWNSHIP 8 SOUTH, RANGE 30 EAST, ST. JOHNS COUNTY, FLORIDA.

KEY MAP



NOTICE:
 THIS PLAT AS REQUIRED IN ITS GRAPHIC FORM, IS THE ORIGINAL 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 OR CONDITIONS OF RECORDATION WHICH MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.



NOT TO SCALE

- LEGEND**
- C = CURVE TABLE IDENTIFICATION NUMBER
 - R/W = ROW - OF WAY
 - (R) = RADIAL
 - (RS) = NON-RADIAL
 - RP = RADIUS POINT
 - PC = POINT OF CURVATURE
 - PIC = POINT OF REVERSE CURVATURE
 - PI = POINT OF INTERSECTION
 - POB = POINT OF BEGINNING
 - LS = LICENSED BUSINESS
 - ORR = OFFICIAL RECORDS BOOK
 - Sq.Ft. = SQUARE FEET
 - PL = PLUMBING TOWER AND LIGHT COMPANY
 - = PERMANENT REFERENCE POINT
 - = SET NAIL AND DISC - LB # 7111
 - = PERMANENT REFERENCE MONUMENT - LB # 7111
 - = SET 4" X 4" CONCRETE MONUMENT - LB # 7111

PLAT PREPARED BY:

ANCIENT CITY SURVEYING
 187111

ACS

SURVEYORS - ENGINEERS
 4426 U.S. HIGHWAY No. 1 SOUTH - SUITE 401
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