

RESOLUTION NO. 2017- 91
RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA APPROVING A PLAT FOR
SCHOFIELD ACRES

WHEREAS, THOMAS SCHOFIELD AND DELORIA SCHOFIELD, AS OWNERS have applied to the Board of County Commissioners of St. Johns County, Florida for approval to record a plat known as Schofield Acres.

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 for construction is not required.

Section 3. A Required Improvements Bond for maintenance is not 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 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.

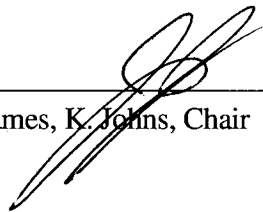
Section 6. The approval and acceptance described in Section 1 shall not take effect until the plat has been signed by each of the following departments, person or offices:

- 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 21 day of March, 2017.

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

BY: 
James, K. Johns, Chair

ATTEST: Hunter S. Conrad

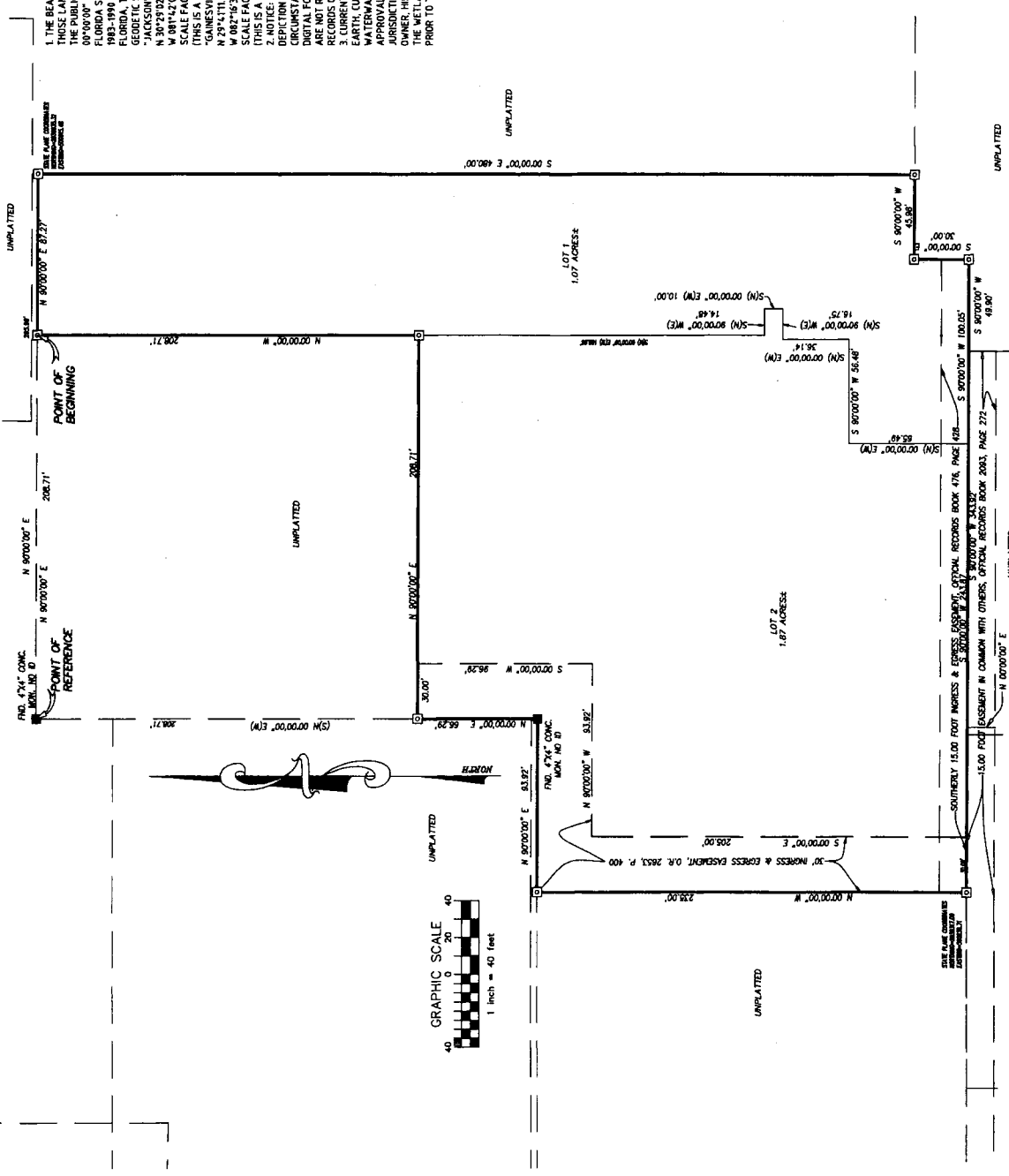

Deputy Clerk

RENDITION DATE 3/23/17



SCHOFIELD ACRES

A PARCEL OF LAND LYING IN SECTION 37, TOWNSHIP 6 SOUTH, RANGE 28 EAST,
ST. JOHNS COUNTY, FLORIDA.



1. THE BEARINGS SHOWN HEREON ARE BASED ON THE NORTHERLY LINE OF THOSE LANDS AS DESCRIBED IN OFFICIAL RECORDS BOOK 476, PAGE 429 OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA AS BEING NORTH 00°00'00" EAST. ALL COORDINATES SHOWN HEREON ARE REFERENCED TO THE FLORIDA STATE PLANE COORDINATES SYSTEM, NORTH AMERICAN DATUM OF 1983-1990 ADJUSTMENT (NAD 83) FOR THE EAST ZONE OF THE STATE OF FLORIDA. THE COORDINATE POINTS USED IN THIS SURVEY ARE BASED ON NATIONAL GEODETIC SURVEY CONTROL POINTS AS FOLLOWS:
 * JACKSONVILLE CORS ARP
 N 30°29'02.515"
 W 081°42'05.330"
 SCALE FACTOR CONVERGENCE=0.9999711
 (THIS IS A GPS CONTINUOUSLY OPERATING REFERENCE STATION)
 * JACKSONVILLE CORS ARP
 N 29°14'11.551"
 W 082°16'36.736"
 SCALE FACTOR CONVERGENCE=0.9999288
 (THIS IS A GPS CONTINUOUSLY OPERATING REFERENCE STATION)
 2. NOTICE: THIS PLAT, AS RECORDED IN IT'S 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. ANY CHANGES TO THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF ST. JOHNS COUNTY.
 3. CURRENT LAW PROVIDES THAT NO CONSTRUCTION, FILING, REMOVAL OF EARTH, CUTTING OF TREES OR OTHER PLANTS SHALL TAKE PLACE WATERWARD OF ANY JURISDICTIONAL WETLAND LINE WITHOUT THE WRITTEN APPROVAL OF ST. JOHNS COUNTY AND OTHER REGULATORY AGENCIES WITH JURISDICTION OVER SUCH WETLANDS. IT IS THE RESPONSIBILITY OF THE LOT OWNER, HIS/HER CONTRACTOR, ARCHITECT, ENGINEER, SURVEYOR AND OTHERS TO OBTAIN THE NECESSARY WRITTEN APPROVALS PRIOR TO THE BEGINNING OF ANY WORK.

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LEGEND:
 PC=POINT OF CURVATURE
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 PC=POINT OF INTERSECTION
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