

RESOLUTION NO. 2020-302
RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA APPROVING A PLAT FOR
BEACON LAKE PHASE 3A REPLAT.

WHEREAS, MEADOW VIEW AT TWIN CREEKS COMMUNITY DEVELOPMENT DISTRICT, A LOCAL UNIT OF SPECIAL PURPOSE GOVERNMENT ESTABLISHED PURSUANT TO CHAPTER 190, FLORIDA STATUTES, AS OWNER, has applied to the Board of County Commissioners of St. Johns County, Florida for approval to record a plat known as Beacon Lake Phase 3A Replat.

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 is not required for construction.

Section 3. A Required Improvements Bond is not 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 mortgagees 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:

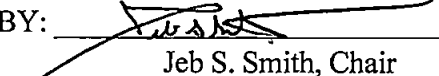
- a) Chairman or Vice-Chairman of the Board of County Commissioners of St. Johns County, Florida;
- b) Office of the County Attorney;
- c) County Growth Management Department;
- d) Office of the County Surveyor; and
- e) Clerk of Courts.

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

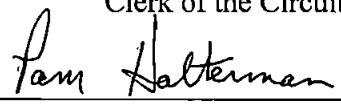
terminate. If the plat is signed by the Clerk on or before such time, the conditions described herein shall be deemed to have been met.

ADOPTED by the Board of County Commissioners of St. Johns County, Florida, this 18 day of August, 2020.

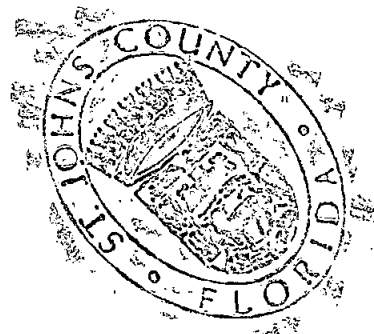
**BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA**

BY: 
Jeb S. Smith, Chair

ATTEST: Brandon J. Patty, Clerk
Clerk of the Circuit Court & Comptroller


Deputy Clerk

RENDITION DATE 8/20/20

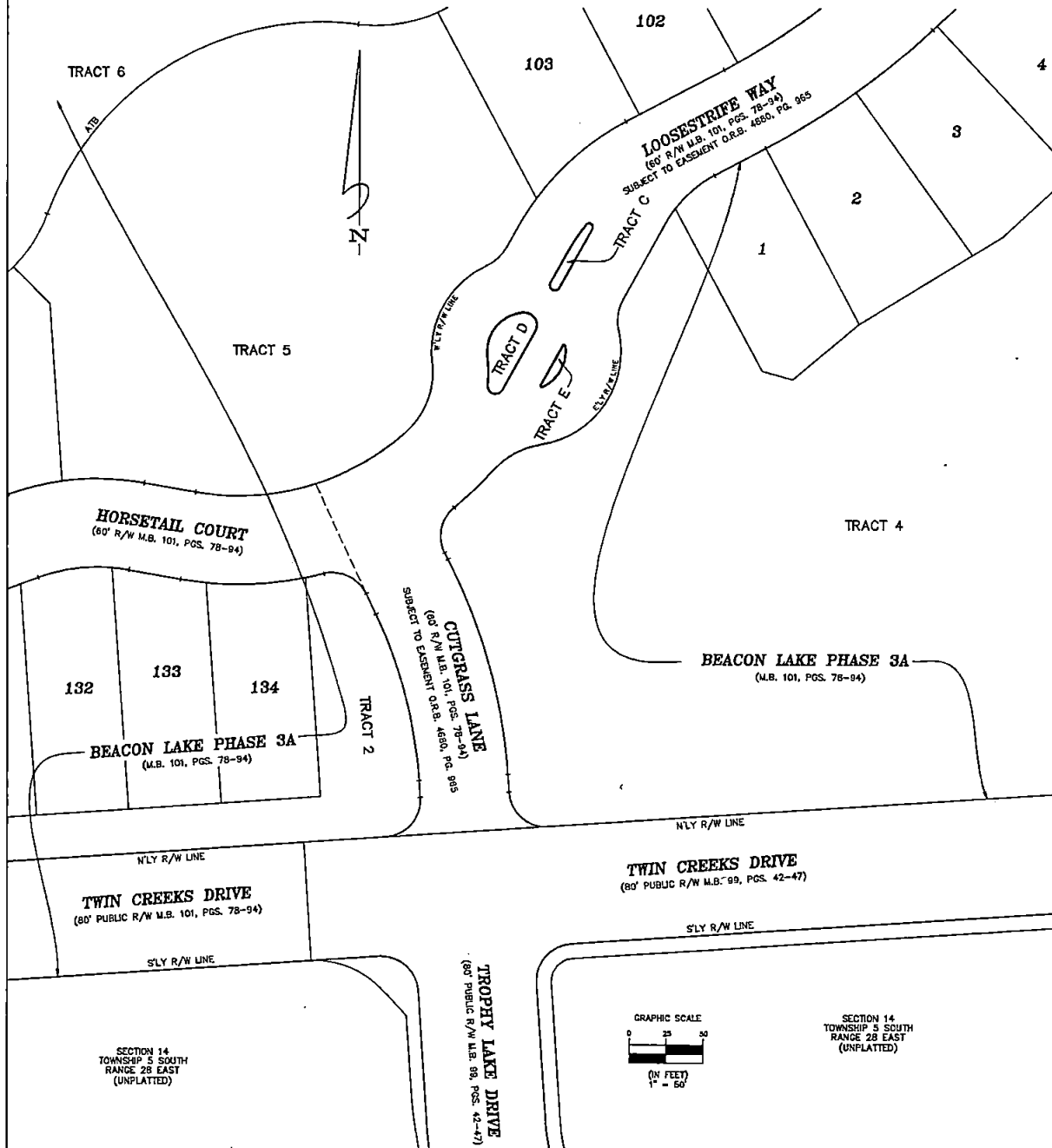


Beacon Lake Phase 3A Replat

MAP BOOK PAGE

A REPLAT OF A PORTION OF LOOSESTRIFE WAY, AS SHOWN ON THE PLAT OF BEACON LAKE PHASE 3A, AS RECORDED IN MAP BOOK 101, PAGES 78 THROUGH 94, INCLUSIVE, OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA, SECTION 14, TOWNSHIP 5 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA

SHEET 2 OF 3 SHEETS
NO LOTS AND 3 TRACTS IN THIS PHASE



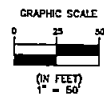
General Notes

- BEARINGS SHOWN HEREON ARE BASED ON THE WESTERLY LINE OF SECTION 15, AS N00°50'08"W, PER THE STATE PLANE COORDINATE SYSTEM, FLORIDA EAST ZONE, NORTH AMERICAN DATUM 1983/1989 ADJUSTMENT.
- THE INTENDED USE OF THESE COORDINATES IS FOR GIS BASE MAPPING PURPOSES ONLY. THE GEODETIC CONTROL RELIED UPON FOR THESE VALUES WAS PUBLISHED ST. JOHNS COUNTY GEODETIC CONTROL POINTS G050, AND G051.
G050 N 2055870.5021 E 511532.7838
G051 N 2088974.3146 E 504321.1345
COORDINATES ARE BASED ON NORTH AMERICAN DATUM 1983/1989 -- STATE PLANE COORDINATES -- FLORIDA EAST ZONE -- (U.S. SURVEY FEET)
- NOTICE: THIS PLAT, AS RECORDED IN ITS 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 OF THE PLAT. THERE MAY BE RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY. (SECTION 177.091, FLORIDA STATUTES)
- BEARINGS AND DISTANCES SHOWN ON CURVES REFER TO CHORD BEARINGS AND DISTANCES.
- THE TABULATED CURVE TABLE(S) SHOWN ON EACH SHEET IS APPLICABLE ONLY TO THE CURVES THAT APPEAR ON THAT SHEET.
- ALL PLATTED UTILITY EASEMENTS SHALL ALSO BE EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES; PROVIDED HOWEVER, NO SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES SHALL INTERFERE WITH THE FACILITIES AND SERVICES OF AN ELECTRIC, TELEPHONE, GAS, OR OTHER PUBLIC UTILITY.
- UPLAND BUFFERS ADJACENT TO WETLANDS ARE TO REMAIN NATURAL VEGETATIVE, AND UNDISTURBED.
- UPLAND PRESERVATION AREAS ARE TO REMAIN NATURAL VEGETATIVE, AND UNDISTURBED.
- CERTAIN EASEMENTS ARE RESERVED FOR PP&L FOR USE IN CONJUNCTION WITH THE UNDERGROUND ELECTRICAL DISTRIBUTION SYSTEM.

POINT	NORTHING	EASTING	DESCRIPTION
1	2085442.19	509192.76	PRM-MOST N'LY CORNER OF TRACT C
2	2085399.43	509174.74	PRM-MOST S'LY CORNER OF TRACT C
3	2085392.48	509150.22	PRM-MOST N'LY CORNER OF TRACT D
4	2085329.86	509136.18	PRM-MOST S'LY CORNER OF TRACT D
5	2085359.88	509176.83	PRM-MOST N'LY CORNER OF TRACT E
6	2085331.96	509163.41	PRM-MOST S'LY CORNER OF TRACT E

THE LANDS SHOWN HEREON ARE SUBJECT TO THE FOLLOWING:
O.R.B. 4880, PAGE 965 EASEMENT - ACCESS & UTILITY SHOWN HEREON
O.R.B. 4885, PAGE 989 EASEMENT - CONSTRUCTION & MAINTENANCE SHOWN HEREON
P.B. 101, PAGE 78-94 PLAT OF BEACON PHASE 3A SHOWN HEREON

COORDINATES SHOWN HEREON ARE PER ST. JOHNS COUNTY REQUIREMENTS ONLY, AND ARE NOT INTENDED FOR CONSTRUCTION PURPOSES.



SECTION 14
TOWNSHIP 5 SOUTH
RANGE 28 EAST
(UNPLATTED)

