

RESOLUTION 88 - 50

A RESOLUTION AMENDING RESOLUTION 88-30, WHICH APPROVED THE APPLICATION FOR DEVELOPMENT APPROVAL FOR THE YULEE WOODS/LOFTON BLUFF/WILSON NECK DEVELOPMENT FOR A DEVELOPMENT OF REGIONAL IMPACT.

WHEREAS, the Board of County Commissioners of Nassau County, Florida, on the 19th day of January, 1988, previously approved Resolution 88-30; and

WHEREAS, the Florida Department of Community Affairs has filed an Intention to Appeal said Resolution based upon the requirement for additional acreage for the gopher preserve; and

WHEREAS, the developer and the State have reached an agreement to increase the preserve acreage; and

WHEREAS, the Board of County Commissioners has considered this Resolution at a duly held public meeting.

NOW, THEREFORE, BE IT RESOLVED this 26<sup>th</sup> day of April, 1988, by the Board of County Commissioners of Nassau County, Florida, that Resolution 88-30 be amended as follows:

1. Paragraph 11 shall be amended as follows:

11. A conservation easement shall be incorporated into the drainage easement in Parcel A to guarantee the preservation of the wetland system within this easement. A portion of Tract B shall be preserved in perpetuity to provide a habitat for the gopher tortoise, gopher frog, Florida Pine Snake, and other

wildlife species which utilize this habitat. The exact boundary is identified in ~~Exhibit-"C"-attached~~ the exhibit attached to the letter of April 18, 1988, from William F. Sheffield to Colonel Brantly. Said letter and attached drawing shall be attached as Exhibit "C".

- 2. Paragraph 14 is hereby deleted.
- 3. Paragraph 15 is hereby deleted.
- 4. All other provisions of Resolution 88-30 remain in full force and effect.

The Clerk shall transmit a Certified Copy of this Resolution by Certified Mail to the Department of Community Affairs, the Northeast Florida Regional Planning Council, and the applicant/developer.

BOARD OF COUNTY COMMISSIONERS  
NASSAU COUNTY, FLORIDA

*Charles A. Pickett*  
\_\_\_\_\_  
CHARLES A. PICKETT  
Its: Chairman

ATTEST:

*T. J. Greeson*  
\_\_\_\_\_  
T. J. GREESON  
Its: Ex-Officio Clerk

April 18, 1988

Colonel Robert M. Brantly  
 Executive Director  
 Game and Fresh Water Fish Commission  
 Farris Bryant Building  
 620 South Meridian Street  
 Tallahassee, Florida 32399

Re: Yulee Woods Unit 3, Nassau County, Florida  
 42 acre wildlife preserve

Dear Colonel Brantly:

As one-third owner and managing partner of the aforesaid development in Nassau County, Florida, I do hereby promise and agree to do the following:

We agree to grant a permanent conservation easement on 42 acres as outlined in the attached legal description and map. This is the property as sketched in and outlined on our engineering plans in your office at our meeting April 11, 1988. We also agree to find an organization or trust acceptable to your agency to deed the property to as soon as possible. We also agree to deliver a stamped warranty deed to any organization, trust, or entity your agency recommends to us. We also agree to furnish a staked survey and place permanent concrete markers on the corner boundary lines of the 42 acres. We agree to fence the entire 42 acres with three strands of barbed wire on 2 to 2½ inch line posts and place posted signs around the 42 acre conservation area. This work will be done when survey crews stake out adjoining subdivision lots and roads are being built.

The Nassau County Commission agreed to remove the ten acre park from the conservation area last month and a letter from the County Attorney to that vote was mailed to the Department of Community Affairs. We agree to delete the road through the middle of the conservation area so the 42 acres will not include any road.

Colonel Brantly, we appreciate your help and cooperation.

Sincerely,



William F. Sheffield  
 Managing Partner, Yulee woods

cc: Tim Allen  
 Department of Community Affairs

WITNESSES:

Michael E. Lawton  
Deborah H. Helton

Sworn and subscribed before me this 18th day of April, 1988 at Jacksonville, County of Duval and State of Florida.

Linda Hall  
 Notary Public, State of Florida

Notary Public  
 State of Florida  
 My Comm. Exp. March 20, 1990

My commission expires:



## JOHN W. HARVIN, JR.

PROFESSIONAL LAND SURVEYOR

MEMBER  
 FLORIDA SOCIETY OF  
 PROFESSIONAL LAND SURVEYORS  
 AMERICAN CONGRESS ON  
 SURVEYING AND MAPPING

P. O. BOX 1368  
 KEYSTONE HEIGHTS, FL 32656  
 PHONE (904) 473-3011

Sheet 2 to accompany sketch "Yulee Exception" prepared by John W. Harvin, Jr., P.L.S. No. 1422, dated 12/26/87 and revised 4/14/88.

Tract 1 and part of Tract 2, all in Block 2, Yulee Woods Section Two as recorded in Plat Book 5 pages 83 and 84 of the Public Records of Nassau County, Florida, together with a portion of Section 42, Township 2 North, Range 27 East said County, and all being more particularly described as follows: Begin at the most northerly corner of said Tract 1, situated on a northerly prolongation of the centerline of Terry Court as shown on the aforesaid plat; thence North  $43^{\circ}31'16''$  East, 421.42 feet; thence North  $38^{\circ}15'49''$  West, 622.45 feet; thence North  $66^{\circ}30'22''$  West, 255.84 feet; thence North  $25^{\circ}19'08''$  West, 172.98 feet; thence North  $05^{\circ}19'31''$  East, 195.87 feet; thence North  $02^{\circ}37'38''$  East, 310.00 feet; thence North  $15^{\circ}05'24''$  West, 59.63 feet; thence North  $73^{\circ}05'41''$  East, 250.20 feet to the beginning of a curve concave southeasterly and having a radius of 261 feet; thence northeasterly around and along said curve, 334.31 feet through a central angle of  $73^{\circ}23'23''$ , subtended by a chord of North  $13^{\circ}47'12''$  East; thence North  $27^{\circ}02'29''$  West, 271.87 feet; thence South  $62^{\circ}57'31''$  West, 1377.90 feet; thence South  $27^{\circ}02'29''$  East, 351.00 feet; thence South  $62^{\circ}57'31''$  West, 54.83 feet; thence South  $27^{\circ}02'29''$  East, 291.00 feet; thence North  $62^{\circ}57'31''$  East 300.20 feet; thence South  $35^{\circ}08'48''$  East, 354.63 feet; thence South  $01^{\circ}08'55''$  East, 172.20 feet; thence South  $27^{\circ}02'29''$  East, 387.83 feet; thence South  $02^{\circ}46'39''$  West, 468.53 feet; thence South  $03^{\circ}43'21''$  East, 135.32 feet; thence South  $10^{\circ}13'21''$  East, 162.84 feet to the northwesterly line of said Tract 2 Block 2; Yulee Woods Section two; thence along the last described line, South  $50^{\circ}28'23''$  West, 289.33 feet to the easterly line of the 60 foot easement for future road extension shown on said plat of Yulee Woods Section 2; thence along the last described line South  $10^{\circ}13'21''$  East, 79.40 feet to a curve concave southwesterly and having a radius of 50 feet; thence southeasterly around and along said curve 41.95 feet through a central angle of  $48^{\circ}04'11''$ , subtended by a chord of 40.73 feet to the southeasterly line of said Tract 2; thence along said southeasterly line, North  $60^{\circ}25'48''$  East, 424.50 feet to the northeasterly line of said Tract 2; thence along said northeasterly line, North  $15^{\circ}59'45''$  West, 130.87 feet to the southeasterly line of said Tract 1 Block 2, Yulee Woods Section 2; thence along said southeasterly line North  $59^{\circ}06'01''$  East, 493.20 feet to the westerly right of way line of Terry Court as shown on said plat of Yulee Woods Section Two; thence along said westerly right of way line, North  $35^{\circ}20'22''$  West, 27.22 feet to the beginning of a curve in said right of way concave easterly and having a radius of 50 feet; thence northerly around and along said right of way curve, 123.46 feet through a central angle of  $143^{\circ}07'49''$ , subtended by a chord of North  $16^{\circ}54'16''$  West, 94.40 feet to the easterly line of said Tract 1; thence along said easterly line, North  $35^{\circ}20'22''$  West, 23.14 feet to the Point of Beginning. Containing 42.00 acres, more or less.