2005 Legislature

1	A bill to be entitled
2	An act relating to Alligator Point Water Resources
3	District, Franklin County; codifying, amending,
4	reenacting, and repealing chapters 63-1350 and 85-414,
5	Laws of Florida; providing legislative intent; providing
6	definitions; providing that the district may provide sewer
7	and wastewater collection and disposal services; providing
8	severability; providing construction; providing for
9	annexation; requiring a referendum; providing an effective
10	date.
11	
12	Be It Enacted by the Legislature of the State of Florida:
13	
14	Section 1. Pursuant to section 189.429, Florida Statutes,
15	this act constitutes the codification of all special acts
16	relating to Alligator Point Water Resources District. It is the
17	intent of the Legislature in enacting this law to provide a
18	single, comprehensive special act charter for the district
19	including all current legislative authority granted to the
20	district by its several legislative enactments and any
21	additional authority granted by this act.
22	Section 2. Chapters 63-1350 and 85-414, Laws of Florida,
23	are amended, codified, reenacted, and repealed as herein
24	provided.
25	Section 3. The Alligator Point Water Resources District is
26	re-created and the charter for such district is re-created and
27	reenacted to read:

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28	Section 1. This act shall be known as the "Alligator Point
29	Water Resources District Act."
30	Section 2. As used in this act:
31	(1) "Water system" means waterworks or water treatment
32	plant, or other operation concerning fresh water production,
33	distribution, or sale.
34	(2) "District" means the Alligator Point Water Resources
35	District of Franklin County.
36	(3) "Board" means the Alligator Point Water Resources
37	Board.
38	(4) "Sewer system" means plant, system, facility, or other
39	operation concerning collection, treatment, purification, or
40	disposal of sewage.
41	Section 3. There is created in Franklin County an
42	independent special district to be known as Alligator Point
43	Water Resources District. The district shall include all that
44	portion of Alligator Point in said county described as follows:
45	Fractional sections 4, 5, 6 and 7 in Township 7,
46	South, Range 1 West and fractional section 1, 2, 3 and
47	12 in Township 7 South, Range 2 West.
48	Section 4. (1) The governing body of the district shall
49	be the Alligator Point Water Resources Board consisting of three
50	members, each of whom shall be the owner of the fee simple title
51	to real estate located in the district.
52	(2) Appointments to fill interim vacancies on the board
53	shall be for the unexpired term only. Members shall be appointed
54	by the Governor for terms of 4 years.

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55	Section 5. Boards appointed by the Governor shall at their
56	first meeting elect from their membership a chair. No person
57	shall be appointed as a member of the board if such person is
58	not the owner of real property within the district.
59	Section 6. The board of the Alligator Point Water
60	Resources District is authorized and empowered:
61	(1) To purchase and/or construct, reconstruct, buy,
62	improve, extend, enlarge, equip, repair, maintain, and operate a
63	water system; to provide fresh water either within the area
64	described in section 3 of this act or to property located
65	outside the district's boundaries if the district enters into an
66	agreement with effected property owners, or both; to operate,
67	manage, and control all such systems so purchased and/or
68	constructed and all properties pertaining thereto; and to
69	furnish and supply water, sewage, and disposal services to such
70	district or adjoining area and any persons, firms, or
71	corporation, public or private, in any such area.
72	(2) To issue negotiable water revenue certificates of the
73	district, payable from revenues to be derived from the operation
74	of said water and/or sewer system.
75	(3) To levy a tax not to exceed 5 mills on all taxable
76	property within the district.
77	(4) To fix and collect rates and charges for water or
78	sewer furnished by said water and sewer systems and to fix and
79	collect charges for making connections with any water or sewer
80	system.
81	(5) To acquire in the name of the district, by purchase or
82	gift, within and without such lands and rights and interests
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2005 Legislature

83	therein, including lands over and under water and riparian
84	rights; to acquire such personal property as it may deem
85	necessary in connection with the construction or operation of
86	water and sewer systems; and to hold and dispose of all real and
87	personal property under its control.
88	(6) To enter into contracts with private parties or
89	interlocal agreements with governmental entities for the purpose
90	of purchasing, constructing, operating, or maintaining a water
91	system or providing water services in the area described in
92	section 3 of this act or to areas outside the district's
93	boundaries.
94	(7) To exercise the right and power of eminent domain,
95	pursuant to general law, over property described in section 3,
96	except municipal, county, state, special district, or federal
97	property used for a public purpose.
98	(8) To make and enter into all contracts and agreements
99	necessary or incidental to the performance of its duties and the
100	execution of its powers under this act, including a trust
101	agreement or trust agreements securing any bonds issued
102	hereunder; to employ such expert and clerical personnel as may,
103	in the judgment of the board, be deemed necessary; and to fix
104	their compensation, provided, however, that all such expenses
105	shall be payable solely from funds made available under the
106	provisions of this act.
107	(9) To exercise jurisdiction, control, and supervision
108	over any water and sewer systems owned, operated, or maintained
109	by it; to make and enforce such rules and regulations for the
110	maintenance and operation of any such system as may in its
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2005 Legislature

111	judgment be necessary or desirable for the efficient operation
112	thereof; and to accomplish the purposes of this act.
113	(10) To enter on any lands, water, or premises located
114	within the area described in section 3 or, pursuant to an
115	agreement with the property owner or interlocal agreement, land
116	located outside the district's boundaries to make surveys,
117	borings, soundings, or examinations to effectuate the purposes
118	of this act.
119	(11) To construct and operate water mains, laterals,
120	conduits, pipelines, pumping stations, lift stations, valves,
121	force mains, laterals, pressure lines, mains, and all necessary
122	appurtenances thereto, in, along, or under any street, alley,
123	highway, or other public place in the area described in section
124	3 or any other area that is subject to an agreement between the
125	district and the entity controlling the public property.
126	(12) To restrain, enjoin, or otherwise prevent any
127	political subdivision or agency and any person or corporation,
128	public or private, from discharging into any navigable or
129	nonnavigable waters within the limits of the district any
130	sewage, industrial waters, or other refuse which would
131	contribute to the pollution of such and to restrain, enjoin, or
132	otherwise prevent the violation of any provision of this act or
133	any resolution, regulation, or rule adopted pursuant to the
134	powers granted by this act.
135	(13) Subject to such provisions and restrictions as may be
136	set forth in any resolution or trust agreement authorizing or
137	securing any bonds issued under the provisions of this act, to
138	enter into contracts with the government of the United States or
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2005 Legislature

139	the state or any agency or instrumentality of either thereof, or
140	with any municipality, district, private corporation,
141	copartnership, association, or individual providing for or
142	relating to such water system or the purchase and sale of water
143	or sewer system and the disposal of sewage.
144	(14) To receive and accept from any authorized agency of
145	the Federal Government loans or grants for the planning,
146	construction, improvement, extension, enlargement,
147	reconstruction, or equipment of any water and sewer systems; to
148	enter into agreements with such agency respecting any such loans
149	or grants; and to receive and accept aid or contributions from
150	any source of either money, property, labor, or other things of
151	value, to be held, used, and applied only for the purposes for
152	which such loans, grants, or contributions be made.
153	(15) To do all acts and things necessary or convenient to
154	carry out the powers expressly granted in this act.
155	Section 7. No funds of the district shall be used for any
156	purpose other than those defined in section 6 and the
157	administration of the affairs and business of the district, or
158	the purpose, acquisition, construction, expansion, care,
159	maintenance, upkeep, and operation of a fresh water system and
160	sewer system in the district as the board may determine to be
161	for the best interest of the district and inhabitants thereof.
162	Section 8. All taxable property within the district shall
163	be subject to an ad valorem tax not to exceed 5 mills of the
164	assessed valuation of such property to be used to carry out the
165	purposes of this act. In accordance with timetables set by
166	Florida Statutes, each year the district board shall meet and
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2005 Legislature

167	determine the millage necessary to provide funds to be levied
168	and assessed on such property to carry out the purposes of this
169	act; provided, however, that the millage determined by the board
170	shall not exceed the limitations of this section. The ad valorem
171	tax authorized by this section shall be levied and collected in
172	the same manner as taxes for county purposes are assessed and
173	collected in Franklin County. Taxes of the district shall be of
	¹
174	equal dignity with taxes for county purposes and shall become
175	liens and be enforced in the same manner as taxes for county
176	purposes.
177	Section 9. The board may fix and revise from time to time
178	rates and charges for water furnished by any water system and
179	for sewage disposal by any sewer system and charge and collect
180	the same. Any such rates and charges shall be so fixed and
181	revised as to provide funds, with other funds available for such
182	purpose, sufficient at all times:
183	(1) To pay the cost of maintaining, repairing, and
184	operating the water and sewer systems of the district, and to
185	provide reserves therefor and for replacements, depreciation,
186	and necessary extensions and enlargements.
187	(2) To pay the principal of and the interest on all
188	outstanding bonds for the payment of which such rates and
189	charges are pledged as the same shall become due and provide
190	reserves therefor.
191	(3) To provide a margin of safety for making such payments
192	and providing such reserves. Such rates and charges shall not be
193	subject to supervision or regulation by any commission, board,
194	bureau, or agency of the state or of any political subdivision
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2005 Legislature

195	of the state. Such rates and charges shall be just and
196	equitable.
197	Section 10. The board may provide in the resolution
198	authorizing the issuance of bonds under this act or in any trust
199	agreement securing such bonds that if any water or sewer rates
200	shall not be paid within 30 days from the rendition of any such
201	bills, the district shall discontinue furnishing water to such
202	premises and may disconnect the same from the water system. Any
203	such resolution or trust agreement may include any or all of the
204	following provisions, and may require the board to adopt such
205	resolutions or to take such other lawful action as shall be
206	necessary to effectuate such provisions, and the board is hereby
207	authorized to adopt such resolutions and to take such other
208	action.
209	(1) The district may require the owner, tenant, or
210	occupant of each lot or parcel of land within the district who
211	is obligated to pay water or sewer rates to the district; to
212	make a reasonable deposit with the district in advance; to
213	ensure the payment of such rates or charges; and to be subject
214	to application to the payment thereof if and when delinquent.
215	(2) If any water or sewer rates charges payable to the
216	district shall not be paid within 30 days after the same shall
217	become due and payable, the district may at the expiration of
218	such 30 days period disconnect the premises from the water
219	system and the district may proceed to recover the amount of any
220	such delinquent rates or charges, with interest at the highest
221	legal rate, in any court having jurisdiction over claims for
222	money damages.
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2005 Legislature

223	Section 11. The provisions of this act are severable, and
224	it is the intention to confer the whole or any part of the
225	powers herein provided for and if any of the provisions of this
226	act shall be held unconstitutional by any court of competent
227	jurisdiction, the decision of such court shall not affect or
228	impair any of the remaining provisions of this act. It is hereby
229	declared to be the legislative intent that this act would have
230	been adopted had such unconstitutional provision not been
231	included therein.
232	Section 4. This act shall be construed as a remedial act
233	and shall be liberally construed to promote the purpose for
234	which it is intended.
235	Section 5. Chapters 63-1350 and 85-414, Laws of Florida,
236	are repealed.
237	Section 6. In accordance with provisions of law relating
238	to elections currently in force, the Alligator Point Water
239	Resources District shall call and the Franklin County Supervisor
240	of Elections shall conduct a referendum no later than November
241	30, 2006, of the qualified electors residing within the area
242	proposed to be annexed pursuant to section 7. "Qualified
243	elector" means a person who is a registered voter qualified to
244	vote in a general election held in Franklin County. The purpose
245	of said referendum shall be to determine whether the boundaries
246	of the Alligator Point Water Resources District shall be
247	expanded to include land that is not currently within the
248	district's boundaries as described in section 7, and whether
249	property within the annexed area shall be subject to ad valorem
250	taxation at a rate not to exceed 5 mills. Page 0 of 18

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FLORIDA HOUSE OF REPRES	ENTA	ATIVES
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2005 Legislature

251	Section 7. Effective 15 days after approval by a majority
252	vote of those qualified electors residing within the area
253	proposed to be annexed and voting on the question in the
254	referendum, section 3 of the charter contained in section 3 of
255	this act shall be amended to read:
256	Section 3. There is created in Franklin County a special
257	taxing district to be known as Alligator Point Water Resources
258	District. The district shall include all that portion of
259	Alligator Point in said county described as follows:
260	Fractional sections 4, 5, 6 and 7 in Township 7,
261	South, Range 1 West and fractional section 1, 2, 3 and
262	12 in Township 7 South, Range 2 West.
263	
264	A parcel of land in Township 6 South, Range 1 West,
265	Township 6 South, Range 2 West, Franklin County,
266	Florida, described as follows:
267	
268	All of Sections 17, 20, 21, 28, 29, 31, 32 and 33,
269	Township 6 South, Range 1 West;
270	
271	AND:
272	
273	That part of Sections 18 and 19, Township 6 South,
274	Range 1 West, Franklin County, Florida lying Easterly
275	of the following described line:
276	
277	For a POINT OF BEGINNING commence at the Northwest
278	corner of Section 30, Township 6 South, Range 1 West,
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2005 Legislature

279	Franklin County, Florida; thence N 00°13'04" W along
280	the West line of the Southwest 1/4 of said Section 19
281	a distance of 2645.60 feet to the Northwest corner of
282	said Southwest 1/4; thence N 00°13'26" W along the
283	West line of the Northwest 1/4 of said Section 19 a
284	distance of 799.70 feet; thence N 80°03'23" E a
285	distance of 1556 feet, more or less, to the waters of
286	an unnamed tidal creek; thence Southerly, Easterly and
287	Northerly along the waters of said unnamed tidal creek
288	to the waters of Ochlockonee Bay and the POINT OF
289	TERMINATION;
290	
291	AND:
292	
293	That part of Section 30, Township 6 South, Range 1
294	West, and Sections 25 and 36, Township 6 South, Range
295	2 West, Franklin County, Florida lying easterly of the
296	following described line:
297	
298	For a POINT OF BEGINNING commence at the Northwest
299	corner of said Section 30; thence S 00°16'05" E along
300	the west line of said Section 30 a distance of 278.33
301	feet to a point of intersection with a line that is
302	parallel with and 25 feet westerly of the centerline
303	of an existing unnamed woods road, said point being on
304	a non-tangent curve to the right, concave westerly,
305	having a radius of 973.04 feet; thence southerly along
306	the arc of said curve, through a central angle of
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2005 Legislature

307	03°46'22" for an arc length of 64.07 feet, said curve
308	subtended by a chord bearing S 14°07'41" E for 64.06
309	feet, to an intersection with a non-tangent curve to
310	the left, concave southeasterly, having a radius of
311	85.00 feet; thence southwesterly along the arc of said
312	curve, through a central angle of 32°48'03" for an arc
313	length of 48.66 feet, said curve subtended by a chord
314	bearing S 26°58'09" W for 48.00 feet, to the PRC with
315	a curve to the right, concave westerly, having a
316	radius of 725.03 feet; thence southerly along the arc
317	of said curve, through a central angle of 09°30'31"
318	for an arc length of 120.33 feet to the PT; thence S
319	20°04'38" W a distance of 23.17 feet to the PC of a
320	curve to the left, concave easterly, having a radius
321	of 221.01 feet; thence southerly along the arc of said
322	curve, through a central angle of 24°30'22" for an arc
323	length of 94.53 feet to the PT; thence S 04°25'44" E a
324	distance of 93.27 feet to the PC of a curve to the
325	right, concave westerly, having a radius of 310.59
326	feet; thence southerly along the arc of said curve,
327	through a central angle of 30°49'17" for an arc length
328	of 167.08 feet to the PT; thence S 26°23'33" W a
329	distance of 116.92 feet to the PC of a curve to the
330	left, concave southeasterly, having a radius of 287.01
331	feet; thence southwesterly along the arc of said
332	curve, through a central angle of 17°25'20" for an arc
333	length of 87.27 feet to the PCC with a curve to the
334	left, concave easterly, having a radius of 225.01
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2005 Legislature

335	feet; thence southerly along the arc of said curve,
336	through a central angle of 19°30'16" for an arc length
337	of 76.60 feet to the PCC with a curve to the left,
338	concave northeasterly, having a radius of 475.02 feet;
339	thence southeasterly along the arc of said curve,
340	through a central angle of 18°51'32" for an arc length
341	of 156.35 feet to the PT; thence S 29°23'36" E a
342	distance of 108.55 feet to the PC of a curve to the
343	right, concave westerly, having a radius of 254.01
344	feet; thence southerly along the arc of said curve,
345	through a central angle of 35°25'30" for an arc length
346	of 157.05 feet to the PT; thence S 06°01'54" W a
347	distance of 145.63 feet to the PC of a curve to the
348	left, concave easterly, having a radius of 275.01
349	feet; thence southerly along the arc of said curve,
350	through a central angle of 20°25'36" for an arc length
351	of 98.04 feet to the PRC with a curve to the right,
352	concave westerly, having a radius of 188.78 feet;
353	thence southerly along the arc of said curve, through
354	a central angle of 22°37'19" for an arc length of
355	74.54 feet to the PT; thence S 08°13'37" W a distance
356	of 110.11 feet to the PC of a curve to the right,
357	concave northwesterly, having a radius of 55.00 feet;
358	thence southwesterly along the arc of said curve,
359	through a central angle of 57°46'34" for an arc length
360	of 55.46 feet to the PT; thence S 66°00'12" W a
361	distance of 99.90 feet to the PC of a curve to the
362	left, concave southeasterly, having a radius of 125.00
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2005 Legislature

363	feet; thence southwesterly along the arc of said
364	curve, through a central angle of 28°30'00" for an arc
365	length of 62.18 feet to the PCC with a curve to the
366	left, concave southeasterly, having a radius of 255.01
367	feet; thence southwesterly along the arc of said
368	curve, through a central angle of 13°28'58" for an arc
369	length of 60.01 feet to the PT; thence S 24°01'13" W a
370	distance of 85.10 feet to the PC of a curve to the
371	left, concave easterly, having a radius of 240.01
372	feet; thence southerly along the arc of said curve,
373	through a central angle of 38°23'12" for an arc length
374	of 160.80 feet to the PRC with a curve to the right,
375	concave westerly, having a radius of 5734.76 feet;
376	thence southerly along the arc of said curve, through
377	a central angle of 01°25'26" for an arc length of
378	142.51 feet to the PCC with a curve to the right,
379	concave westerly, having a radius of 1200.05 feet;
380	thence southerly along the arc of said curve, through
381	a central angle of 08°00'00" for an arc length of
382	167.56 feet to the PT; thence S 04°56'33" E for a
383	distance of 97.78 feet to the PC of a curve to the
384	right, concave westerly, having a radius of 159.48
385	feet; thence southerly along the arc of said curve,
386	through a central angle of 24°10'04" for an arc length
387	of 67.27 feet to the PT; thence S 19°13'31" W a
388	distance of 81.51 feet to the PC of a curve to the
389	left, concave easterly, having a radius of 261.29
390	feet; thence southerly along the arc of said curve,
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2005 Legislature

391	through a central angle of 20°52'24" for an arc length
392	of 95.19 feet to the PT; thence S 01°38'53" E a
393	distance of 161.74 feet to the PC of a curve to the
394	left, concave northeasterly, having a radius of 103.82
395	feet; thence southeasterly along the arc of said
396	curve, through a central angle of 37°13'42" for an arc
397	length of 67.46 feet to the PT; thence S 38°52'35" E a
398	distance of 59.04 feet to the PC of a curve to the
399	left, concave northeasterly, having a radius of 145.01
400	feet; thence southeasterly along the arc of said
401	curve, through a central angle of 17°01'58" for an arc
402	length of 43.11 feet to the PCC with a curve to the
403	left, concave northeasterly, having a radius of
404	1165.05 feet; thence southeasterly along the arc of
405	said curve, through a central angle of 05°24'08" for
406	an arc length of 109.85 feet to the PRC with a curve
407	to the right, concave southwesterly, having a radius
408	of 130.01 feet; thence southeasterly along the arc of
409	said curve, through a central angle of 35°15'03" for
410	an arc length of 79.99 feet to the PT; thence S
411	26°03'37" E a distance of 36.95 feet to the PC of a
412	curve to the right, concave westerly, having a radius
413	of 155.90 feet; thence southerly along the arc of said
414	curve, through a central angle of 19°29'19" for an arc
415	length of 53.03 feet to the PT; thence S 06°34'18" E a
416	distance of 145.31 feet to the PC of a curve to the
417	right, concave westerly, having a radius of 381.72
418	feet; thence southerly along the arc of said curve,
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FLORIDA HOUSE OF REPRESENTATIV	E S	S
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419	through a central angle of 20°52'37" for an arc length
420	of 139.09 feet to the PRC with a curve to the left,
421	concave easterly, having a radius of 217.01 feet;
422	thence southerly along the arc of said curve, through
423	a central angle of 15°07'08" for an arc length of
424	57.26 feet to the PT; thence S 00°48'49" E a distance
425	of 918.62 feet to the PC of a curve to the left,
426	concave easterly, having a radius of 1100.05 feet;
427	thence southerly along the arc of said curve, through
428	a central angle of 03°32'45" for an arc length of
429	68.08 feet to the PRC with a curve to the right,
430	concave westerly, having a radius of 1081.49 feet;
431	thence southerly along the arc of said curve, through
432	a central angle of 07°46'27" for an arc length of
433	146.74 feet to the PRC of a curve to the left, concave
434	easterly, having a radius of 371.42 feet; thence
435	southerly along the arc of said curve, through a
436	central angle of 09°50'26" for an arc length of 63.79
437	feet to the PRC with a curve to the right, concave
438	westerly, having a radius of 466.22 feet; thence
439	southerly along the arc of said curve, through a
440	central angle of 10°34'22" for an arc length of 86.03
441	feet to the PRC with a curve to the left, concave
442	easterly, having a radius of 1097.87 feet; thence
443	southerly along the arc of said curve, through a
444	central angle of 08°04'58" for an arc length of 154.87
445	feet to the PRC with a curve to the right, concave
446	westerly, having a radius of 157.61 feet; thence

FLORIDA HOUSE OF REPRESENTATIVE	VES	ТΙ\	ΤА	Ν	Е	S	Е	R	Ρ	Е	R	F	0	Е	S	U	0	Н	А	D		R	LC	F
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447	southerly along the arc of said curve, through a
448	central angle of 21°49'49" for an arc length of 60.05
449	feet to the PRC with a curve to the left, concave
450	easterly, having a radius of 525.02 feet; thence
451	southerly along the arc of said curve, through a
452	central angle of 10°11'47" for an arc length of 93.43
453	feet to the PCC with a curve to the left, concave
454	easterly, having a radius of 581.75 feet; thence
455	southerly along the arc of said curve, through a
456	central angle of 11°08'59" for an arc length of 113.21
457	feet to the PRC with a curve to the right, concave
458	westerly, having a radius of 651.66 feet; thence
459	southerly along the arc of said curve, through a
460	central angle of 03°52'58" for an arc length of 44.16
461	feet to the PRC with a curve to the left, concave
462	easterly, having a radius of 5339.97 feet; thence
463	southerly along the arc of said curve, through a
464	central angle of 01°57'39" for an arc length of 182.76
465	feet to the PT; thence S 01°31'47" E a distance of
466	205.41 feet to the PC of a curve to the right, concave
467	westerly, having a radius of 1347.71 feet; thence
468	southerly along the arc of said curve, through a
469	central angle of 03°51'32" for an arc length of 90.77
470	feet to the PRC with a curve to the left, concave
471	easterly, having a radius of 1572.32 feet; thence
472	southerly along the arc of said curve, through a
473	central angle of 04°54'51" for an arc length of 134.85
474	feet to the PT; thence S 02°35'06" E a distance of
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475	221.17 feet to the PC of a curve to the right, concave
476	westerly, having a radius of 129.00 feet; thence
477	southerly along the arc of said curve, through a
478	central angle of 04°53'08" for an arc length of 11.00
479	feet to the PRC with a curve to the left, concave
480	easterly, having a radius of 4508.07 feet; thence
481	southerly along the arc of said curve, through a
482	central angle of 02°37'18" for an arc length of 206.27
483	feet to an intersection with a line that is parallel
484	with and 1320.00 feet southerly of a westerly
485	projection of the South line of said Section 30;
486	thence S 88°48'15" W along said line a distance of
487	1475.19 feet to an intersection with a line that is
488	parallel with and 1500.00 feet westerly of a southerly
489	projection of the West line of said Section 30; thence
490	S 00°16'05" E a distance of 703 feet, more or less, to
491	the waters of Alligator Harbor and the POINT OF
492	TERMINATION.
493	Section 8. This act shall take effect upon becoming a law.