

ENROLLED
CS/CS/HB 1375

2009 Legislature

1 A bill to be entitled
2 An act relating to the Tierra Verde Community, Pinellas
3 County; providing requirements for the municipal
4 annexation of the community; requiring a referendum of the
5 electors within the community prior to such annexation;
6 describing the community boundaries; providing an
7 effective date.

8
9 WHEREAS, Tierra Verde is a group of small barrier islands
10 situated in the southern area of unincorporated Pinellas County,
11 served by a single two-lane bridge crossing the Intracoastal
12 Waterway from St. Petersburg, and surrounded by navigable state
13 waters, and

14 WHEREAS, Tierra Verde was developed as a predominantly
15 residential community, with most of the residents residing
16 within the deed-restricted community of the Tierra Verde
17 Community Association, which includes the designated
18 neighborhoods of Entrada, Monte Cristo, Pinellas Bayway, Sands
19 Point, East Shore, and West Shore, and

20 WHEREAS, the majority of the neighborhoods of Tierra Verde
21 are part of a master community association that provides and
22 maintains services, functions, and amenities for the residents
23 of Tierra Verde, and

24 WHEREAS, the residents of Tierra Verde have developed a
25 common vision of Tierra Verde's future as a family-oriented,
26 residential island community where small businesses and
27 commercial uses serve to complement and support island
28 residents; and, in recognition thereof, Pinellas County has

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29 adopted a Tierra Verde Community Overlay within the Pinellas
30 County Comprehensive Plan that reflects the community's vision,
31 and

32 WHEREAS, the residents of the Tierra Verde Community pay ad
33 valorem taxes to support and receive fire control services from
34 the Tierra Verde Fire Control District, and

35 WHEREAS, s. 171.031(11), Florida Statutes, states that a
36 special act may prohibit the annexation of territory that is
37 separated from the annexing municipality by a body of water or
38 watercourse, NOW, THEREFORE,

39

40 Be It Enacted by the Legislature of the State of Florida:

41

42 Section 1. Annexation of territory by municipalities;
43 communitywide referendum required.--Notwithstanding any other
44 provision of law, a municipality within Pinellas County may not
45 annex any unincorporated territory situated within the defined
46 boundaries of the Tierra Verde Community on the effective date
47 of this act unless the annexation of all of the territory within
48 the boundaries of the Tierra Verde Community is approved by a
49 majority vote of the electors of the Tierra Verde Community
50 voting in a referendum called for that purpose.

51 Section 2. Legal description; Tierra Verde Community.--All
52 those lands situate, lying, and being within the herein
53 described parcel:

54

55 A portion of fractional Sections 17, 18, 19, 20, 29,
56 30, 31, and 32, Township 32 South, Range 16 East,

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57 together with submerged lands and together with
 58 unsurveyed lands, lying in Pinellas County, Florida,
 59 being described as follows:
 60
 61 From the Southerly most corner of Lot 5, Block 23,
 62 TIERRA VERDE UNIT ONE, as recorded in Plat Book 57,
 63 Pages 42 through 55, Public Records of Pinellas
 64 County, Florida, as the Point of Commencement; thence
 65 North 30°52'53" East, along the East line of said
 66 Block 23 and the Northeasterly extension thereof,
 67 1,187.95 feet to a point on the center of the main
 68 ship channel of Boca Ciega Bay, the same being the
 69 City Limits of the City of St. Petersburg; thence
 70 along said main ship channel of Boca Ciega Bay and
 71 City Limits of the City of St. Petersburg the
 72 following two courses and distances, (1) North
 73 56°23'06" West 2,350.94 feet, (2) North 24°49'37" West
 74 459.96 feet to the intersection with the Pass-a-Grille
 75 Channel, the same being the City Limits of the City of
 76 St. Pete Beach, said point being the Point of
 77 Beginning; thence along the said Pass-a-Grille Channel
 78 and the City Limits of the City of St. Pete Beach, the
 79 following four courses and distances: (1) South
 80 49°04'05" West 2,741.70 feet, (2) South 38°55'13" West
 81 1,201.77 feet, (3) South 21°58'42" West 1,202.38 feet,
 82 (4) South 11°52'59" East 2549.64 feet; thence
 83 departing said Pass-a-Grille Channel and City Limits
 84 of the City of St. Pete Beach, South 10°50'24" East

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85 | 2,510.20 feet; thence South 48°30'09" East 740.07
 86 | feet; thence South 03°49'00" West 2,557.86 feet;
 87 | thence South 37°18'04" East 6,807.92 feet; thence
 88 | North 88°30'47" East 173.30 feet, more or less to a
 89 | point on the West line of the City Limits of the City
 90 | of St. Petersburg; thence along said West line of the
 91 | City Limits of the City of St. Petersburg North
 92 | 00°09'46" West 15,402.33 feet to a point on the
 93 | aforesaid main ship channel of Boca Ciega Bay; thence
 94 | along said main ship channel of Boca Ciega Bay
 95 | continuing along the City Limits of the City of St.
 96 | Petersburg, the following two courses and distances:
 97 | (1) North 56°23'06" West 2,601.89 feet, (2) North
 98 | 24°49'37" West 459.96 feet to the Point of Beginning.
 99 | Section 3. This act shall take effect upon becoming a law.