

1 A bill to be entitled
 2 An act relating to the Spring Hill Fire Rescue and
 3 Emergency Medical Services District, Hernando County;
 4 amending chapter 2009-261, Laws of Florida; revising
 5 district boundaries; providing an effective date.

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

9 Section 1. Subsection (2) of section 2 of chapter 2009-
 10 261, Laws of Florida, is amended to read:

11 Section 2. Creation; status; charter amendments;
 12 boundaries; district purposes.—

13 (2) The lands to be included within the district are the
 14 following described lands of Spring Hill, in Hernando County, to
 15 wit:

17 For a Point of Beginning (POB), commence at the
 18 intersection of the East Section line of Section 34,
 19 Township 23, Range 18 East projected South and the
 20 Centerline of the Right-of-Way of County Line Road.

22 Thence; Go Northerly along the aforementioned East
 23 Section line of Section 34, Township 23, Range 18
 24 East, Section 27, Township 23, Range 18 East.

26 Thence; proceed East along the North Section line of
 27 Section 26, Township 23, Range 18 East, terminating at

HB 1483

2010

28 | the North East corner of the West 1/2 of Section 26,
29 | Township 23, Range 18 East.

30 |
31 | Thence; proceed Northerly along the East lines of the
32 | West 1/2 of Sections 23 and 14, Township 23, Range 18
33 | East terminating at the intersection of said line and
34 | the southwest corner of a parcel described in ORB 612
35 | page 589.

36 |
37 | Thence proceed easterly along the south boundary line
38 | of said parcel continuing to the intersection of that
39 | line with the Centerline of Spring Hill Drive.

40 |
41 | Thence; Easterly along the Centerline of the Right-of-
42 | Way of Spring Hill Drive to a point of intersection
43 | constructed by extending the East boundary of Candy
44 | Road, in a Southerly direction.

45 |
46 | Thence; Northerly along the Eastern boundary of Candy
47 | Lane to the limits of the plat of Quail Meadows, Phase
48 | I.

49 |
50 | Thence; Southwesterly along the rear property lines of
51 | Lots 13 - 22 inclusive of Quail Meadows, Phase I, to
52 | the Northern boundary of Atwater Drive.

53 |
54 | Thence; Westerly along said Northern boundary of
55 | Atwater Drive to the limits of the plat of Quail

HB 1483

2010

56 Meadows, Phase I, said point being the West Section
57 line of Section 13, Township 23 South, Range 18 East.

58
59 Thence; Northerly along said West Section line to the
60 North.

61
62 Thence; Northerly along the aforementioned West
63 Section line to a point of intersection with the
64 Centerline of Powell Road and said Section line.

65
66 Thence; Westerly along Powell Road to a point of
67 intersection with the East line of the West 1/2 of
68 Section 10, Township 23 South, Range 18 East.

69
70 Thence; Northerly along aforementioned Section line
71 terminating at the North line of said Section 10,
72 Township 23 South, Range 18 East.

73
74 Thence; Westerly along the North Section line of
75 Section 10, Township 23 South, Range 18 East
76 continuing Westerly along the South Section line of
77 Section 4, Township 23 South, Range 18 East;
78 terminating at a point, constructed by the
79 intersection of said Section line and the East
80 Boundary line of Spring Hill Unit 18, 19, 20; Plat
81 Book 17, Page 30, sheet 2 of 6 as recorded in the
82 Public Records of Hernando County;

83

84 Thence; Northerly along the East Boundary line of the
 85 aforementioned Plat.

87 Thence; Northerly along the East Boundary line of Plat
 88 Book #17, Page 69 as :recorded in Hernando County
 89 Public Records.

91 Thence; Northerly along the East Boundary line as
 92 shown in Plat Book 9, Page 69, Spring Hill Unit 20.

94 Thence; Easterly along the South Boundary line as
 95 shown in Plat Book 9, Sheet 9, of Spring Hill Unit 20.

97 Thence; Run Northerly along the West Right-of-Way line
 98 of the Florida Power Corporation Easement as shown on
 99 Sheet 9, Sheet 10, and Sheet 12, Plat Book 9; Spring
 100 Hill Unit 20, as recorded in Hernando County Public
 101 Records.

103 Thence; Run S89°38'00"W, a distance of 377.25 feet
 104 from. the North East corner of the Platted Boundary as
 105 recorded in Plat Book 9, Page 76.

107 Thence; N00°07'10"W, a distance of 944.51 feet.

109 Thence; N89°44'10"W, a distance of 1,324.27 feet.

110

HB 1483

2010

111 Thence; N00°06'12"E; 942.14 feet along the East line
112 of the West 1/2 of Section 33, Township 22 South,
113 Range 18 East.

114

115 Thence; N00°05'42"W, 1,848.49 feet to the South Right-
116 of-Way line of State Road #50.

117

118 Thence; Westerly along the South Right-of-Way line of
119 State Road #50; S89°31'17"W a distance of 1,322.86
120 feet.

121

122 Thence; S00°02'58"E, a distance of 916.82 feet;
123 S89°50'34"W, a distance of 1,323.56 feet; S00°00'12"E,
124 a distance of 909.40 feet to the Centerline of the
125 Florida Power Corp. Right-of-way.

126

127 Thence; Westerly along the South centerline of a
128 Florida Power Right-of-Way line as described in O.R.
129 Book #713, Pages 20 & 22.

130

131 Thence; Northerly along the West Boundary line of
132 aforementioned O.R. Book #713, to the South Right-of-
133 Way line of State Road #50.

134

135 Thence; Approximately 1,015.00 feet, Westerly along
136 the South Right-of-Way line of State Road #50.

137

138 Thence; South approximately 750.00 feet.

139
 140 Thence; West approximately 2,500.00 feet.
 141
 142 Thence; North approximately 750 feet to the South
 143 Right-of-Way line of State Road #50.
 144
 145 Thence; In a Westerly direction follow the South
 146 Right-of-Way line of State Road #50 to the
 147 intersection of said line and the easterly boundary of
 148 a parcel described in ORB 301 page 72.
 149
 150 Thence proceed southerly, along the eastern perimeter
 151 of said parcel to its intersection with a parcel
 152 described in ORB 732 page 1907.
 153
 154 Thence proceed easterly, southwesterly, west and
 155 northerly around the outer perimeter of said parcels
 156 to the intersection of said line and State Road #50.
 157
 158 Thence proceed westerly following the South Right-of-
 159 Way line of State Road #50 to the intersection of said
 160 line with the East Section line of Section 2, Township
 161 23 South, Range 17 East.
 162
 163 Thence; Run Southerly along the aforementioned East
 164 Section line to the North Boundary line of Spring Hill
 165 Unit 22, Replat, Block 1484, Plat Book 12, Page 81, as
 166 recorded in Hernando County Public Records.

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Thence; Westerly along the aforementioned Boundary line to the East Right-of-Way line of U.S. 19.

Thence; Southerly along the East Right-of-Way line of U.S. 19, to the Centerline of the Right-of-Way of Northcliffe Boulevard.

Thence; Southerly along the Centerline of the Right-of-Way of Northcliffe Boulevard to the West Boundary line of Spring Hill Unit #26.

Thence; Southerly along the West Boundary line of Spring Hill Unit #26, terminating at the Southeast corner of Section 10, Township 23 South, Range 17 East.

Thence west along the aforesaid south section line to the south west comer of section 9.

Thence proceed south along the west boundary of section 16 to the southwest corner of said section.

Thence proceed west along the northern section line of section 20 to the northwest corner of said section.

Thence proceed south along the west line of section 20 and section 29 to its intersection with the boundary

195 of the South Hernando US #19 Commerce Center as
 196 recorded in plat book 17, pages 11-16.

197
 198 Thence proceed south westerly along said boundary to
 199 its intersection with the north section line of
 200 section 31.

201
 202 Thence proceed west along said northern section line
 203 to the northwest corner of said section.

204
 205 Thence proceed southerly along the west boundary line
 206 of said section to the southwest corner of said
 207 section 31.

208
 209 Thence proceed east along the south boundaries of
 210 Township 23 South Ranges 17 and 18 East to the
 211 intersection of the East Section line of Section 34,
 212 Township 23, Range 18 East projected South and the
 213 Centerline of the Right-of-Way of County Line Road
 214 (POB).

215
 216 ~~For a Point of Beginning (P.O.B.), commence at the~~
 217 ~~intersection of the East Section line of Section 34,~~
 218 ~~Township 23, Range 18 East projected South and the~~
 219 ~~Centerline of the Right-of-Way of County Line Road.~~

220

221 ~~Thence; Go Northerly along the aforementioned East~~
 222 ~~Section line of Section 34, Township 23, Range 18~~
 223 ~~East, Section 27, Township 23, Range 18 East.~~

224
 225 ~~Thence; East along the North Section line of Section~~
 226 ~~26, Township 23, Range 18 East, terminating at the~~
 227 ~~North East comer of the West V2 of Section 26,~~
 228 ~~Township 23, Range 18 East.~~

229
 230 ~~Thence; Northerly along the East Section line of the~~
 231 ~~West 1/2 of Section 23, Township 23, Range 18 East~~
 232 ~~terminating at the intersection of that line and the~~
 233 ~~centerline of the Right-of-Way of Spring Hill Drive.~~

234
 235 ~~Thence; Easterly along the centerline of the Right-of-~~
 236 ~~Way of Spring Hill Drive to a point of intersection~~
 237 ~~constructed by extending the East boundary of Candy~~
 238 ~~Road, in a Southerly direction.~~

239
 240 ~~Thence; Northerly along the Eastern boundary of Candy~~
 241 ~~Lane to the limits of the plat of Quail Meadows, Phase~~
 242 ~~I.~~

243
 244 ~~Thence; Southwesterly along the rear property lines of~~
 245 ~~Lots 13-22 inclusive of Quail Meadows, Phase I, to the~~
 246 ~~Northern boundary of Atwater Drive.~~

247

248 ~~Thence; Westerly along said Northern boundary of~~
 249 ~~Atwater Drive to the limits of the plat of Quail~~
 250 ~~Meadows, Phase I, said point being the West Section~~
 251 ~~line of Section 13, Township 23 South, Range 18 East.~~

252
 253 ~~Thence; Northerly along said West Section line to the~~
 254 ~~North.~~

255
 256 ~~Thence; Northerly along the aforementioned West~~
 257 ~~Section line to a point of intersection with the~~
 258 ~~centerline of Powell Road and said Section line.~~

259
 260 ~~Thence; Westerly along Powell Rd. to a point of~~
 261 ~~intersection with the East line of the West 1/2 of~~
 262 ~~Section 10, Township 23 South, Range 18 East.~~

263
 264 ~~Thence; Northerly along aforementioned Section line~~
 265 ~~commencing at the North line of said Section 10,~~
 266 ~~Township 23 South, Range 18 East.~~

267
 268 ~~Thence; Westerly along the North Section line of~~
 269 ~~Section 10, Township 23 South, Range 18 East~~
 270 ~~continuing Westerly along the South Section line of~~
 271 ~~Section 4, Township 23 South, Range 18 East;~~
 272 ~~terminating at a point, constructed by the~~
 273 ~~intersection of said Section line and the East~~
 274 ~~Boundary line of Spring Hill Unit 18-2; Plat Book 17,~~

275 | ~~Page 30, sheet 2 of 6 as recorded in the Public~~
 276 | ~~Records of Hernando County;~~
 277 |
 278 | ~~Thence; Northerly along the East Boundary line of the~~
 279 | ~~aforementioned Plat Book 17, Page 30;~~
 280 |
 281 | ~~Thence; Northerly along the East Boundary line of Plat~~
 282 | ~~Book #17, Page 69 as recorded in Hernando County~~
 283 | ~~Public Record. (To PB9-65-80)~~
 284 |
 285 | ~~Thence: Northerly along the East Boundary line as~~
 286 | ~~shown in Plat Book 9, Page 69, Spring Hill Unit 20.~~
 287 |
 288 | ~~Thence; Easterly along the South Boundary line as~~
 289 | ~~shown in Plat Book 9, Sheet 9, of Spring Hill Unit 20.~~
 290 |
 291 | ~~Thence; Run Northerly along the West Right-of-Way line~~
 292 | ~~of the Florida Power Corporation Easement as shown on~~
 293 | ~~Sheet 9, Sheet 10, and Sheet 12, Plat Book 9; Spring~~
 294 | ~~Hill Unit 20, as recorded in Hernando County Public~~
 295 | ~~Records.~~
 296 |
 297 | ~~Thence; Run S89°38'00"W, a distance of 377.25 feet~~
 298 | ~~from the North East corner of the Platted Boundary as~~
 299 | ~~recorded in Plat Book 9, Page 76.~~
 300 |
 301 | ~~Thence; N00°07'10"W, a distance of 944.51 feet,~~
 302 |

CODING: Words **stricken** are deletions; words **underlined** are additions.

303 ~~Thence; N89°44'10"W, a distance of 1,324.27 feet~~
 304
 305 ~~Thence; N00°06'12"E; 942.14 feet along the East line~~
 306 ~~of the West 1/2 of Section 33, Township 22 South,~~
 307 ~~Range 18 East.~~
 308
 309 ~~Thence; N00°05'42"W, 1,848.49 feet to the South Right-~~
 310 ~~of-Way line of State Road #50.~~
 311
 312 ~~Thence; Westerly along the South Right-of-Way line of~~
 313 ~~State Road #50; S89°31'17"W a distance of 1,322.86~~
 314 ~~feet.~~
 315
 316 ~~Thence; S00°02'58"E, a distance of 916.82 feet;~~
 317 ~~S89°50'34"W, a distance of 1,323.56 feet; S00°00'12"E,~~
 318 ~~a distance of 909.40 feet to the Centerline of the~~
 319 ~~Florida Power Corp. Right-of-way.~~
 320
 321 ~~Thence; Westerly along the South centerline of a~~
 322 ~~Florida Power Right-of-Way line as described in O.R.~~
 323 ~~Book #713, Pages 20 & 22. (Attached)~~
 324
 325 ~~Thence; Northerly along the West Boundary line of~~
 326 ~~aforementioned O.R. Book #713, to the South Right-of-~~
 327 ~~Way line of State Road #50.~~
 328
 329 ~~Thence; Approximately 1,015.00 feet, Westerly along~~
 330 ~~the South Right-of-Way line of State Road #50.~~

331
 332 ~~Thence; South approximately 750.00 feet.~~
 333
 334 ~~Thence; West approximately 2,500.00 feet.~~
 335
 336 ~~Thence; North approximately 750 feet to the South~~
 337 ~~Right-of-Way line of State Road #50.~~
 338
 339 ~~Thence; In a Westerly direction follow the South~~
 340 ~~Right-of-Way line of State Road #50 to the~~
 341 ~~intersection of said line and the East Section line of~~
 342 ~~Section 2, Township 23 South, Range 17 East.~~
 343
 344 ~~Thence; Run Southerly along the aforementioned East~~
 345 ~~Section line to the North Boundary line of Spring Hill~~
 346 ~~Unit 22, Replat, Block 1484, Plat Book 12, Page 81, as~~
 347 ~~recorded in Hernando County Public Records.~~
 348
 349 ~~Thence; Westerly along the aforementioned Boundary~~
 350 ~~line to the East Right-of-Way line of U.S. 19.~~
 351
 352 ~~Thence; Southerly along the East Right of Way line of~~
 353 ~~U.S. 19, to the Centerline of the Right-of-Way of~~
 354 ~~Northeliffe Boulevard.~~
 355
 356 ~~Thence; Southerly along the centerline of the Right-~~
 357 ~~of-Way of Northeliffe Boulevard to the West Boundary~~
 358 ~~line of Spring Hill Unit #26.~~

359
 360 ~~Thence; Southerly along the West Boundary line of~~
 361 ~~Spring Hill Unit #26, commencing at the South Section~~
 362 ~~line of Section 10, Township 23 South, Range 117 East.~~

363
 364 ~~Thence; West along the aforementioned South Section~~
 365 ~~line, Westerly to the centerline of the Right-of-Way~~
 366 ~~of U.S. 19.~~

367
 368 ~~Thence; South along the centerline of the Right-of-Way~~
 369 ~~of U.S. 19 to a point, constructed by extending the~~
 370 ~~Centerline of Greenleaf Way and the aforementioned~~
 371 ~~centerline of Right-of-Way of U.S. 19.~~

372
 373 ~~Thence; Westerly from said point to the West Boundary~~
 374 ~~line of Weeki Wachee Woodlands Unit 2, Plat Book #7,~~
 375 ~~Page 10.~~

376
 377 ~~Thence; Southerly along the said West Boundary line to~~
 378 ~~the North Boundary line of Weeki Wachee Acres Unit 2,~~
 379 ~~Plat Book 6; Page 46;~~

380
 381 ~~Thence; Westerly along aforementioned North Boundary~~
 382 ~~line;~~

383
 384 ~~Thence; Southerly along the West Boundary line of~~
 385 ~~aforementioned Weeki Wachee Acres Unit 2;~~

386

387 ~~Thence; 240.00 feet East, to the centerline of the~~
 388 ~~Right-of-Way of U.S. 19.~~
 389
 390 ~~Thence; South along the centerline of the Right-of-Way~~
 391 ~~of U.S. 19 to the Intersection of said Right-of-Way~~
 392 ~~and Trenton Avenue.~~
 393
 394 ~~Thence; Southerly along Trenton Avenue to a point on~~
 395 ~~the South Section line of Section 20, Township 23~~
 396 ~~South, Range 17 East;~~
 397
 398 ~~Thence; Westerly along said Section line to the~~
 399 ~~centerline of the Right-of-Way of U.S. 19.~~
 400
 401 ~~Thence; South along the centerline of the Right-of-Way~~
 402 ~~of U.S. 19, to a point of Intersection with the North~~
 403 ~~Boundary line of South Hernando U.S. 19, Commerce~~
 404 ~~Center; Plat Book #17, Pages 11 through 15.~~
 405
 406 ~~Thence; West from the aforementioned point; to the~~
 407 ~~West Boundary line of South Hernando U.S. 19, Commerce~~
 408 ~~Center.~~
 409
 410 ~~Thence; Southerly along the West Boundary line, to the~~
 411 ~~S.W. corner of aforementioned Plat;~~
 412
 413 ~~Thence: Easterly to the centerline of the Right-of-Way~~
 414 ~~of U.S. 19.~~

415
 416 ~~Thence; South along the centerline of the Right-of-Way~~
 417 ~~of U.S. 19, to a point of intersection with the North~~
 418 ~~Boundary of South Hernando U.S. 19 Commerce Center~~
 419 ~~Plat Book #17, Pages 11 thru 16.~~

420
 421 ~~Thence; Westerly from said point, along the North~~
 422 ~~Boundary line.~~

423
 424 ~~Thence; Southerly along the West Boundary line of the~~
 425 ~~aforementioned Plat;~~

426
 427 ~~Thence; Easterly along the South Boundary line of said~~
 428 ~~Plat terminating at the centerline of the Right-of-Way~~
 429 ~~of U.S. #19.~~

430
 431 ~~Thence; Southerly along the centerline of the Right-~~
 432 ~~of-Way of U.S. 19 terminating at the Intersection of~~
 433 ~~said Right-of-Way and the centerline of the Right-of-~~
 434 ~~Way of County Line Road.~~

435
 436 ~~Thence; Easterly from aforementioned said point along~~
 437 ~~the centerline of the Right-of-Way of County Line~~
 438 ~~Road.~~

439
 440 ~~Thence; Easterly, from the aforementioned terminus,~~
 441 ~~along the centerline of the Right-of-Way of County~~

442 | ~~Line Road, to a point of Intersection of the West~~
 443 | ~~Boundary line of Arkays Park Subdivision.~~
 444 |
 445 | ~~Thence; Northerly along the aforementioned West~~
 446 | ~~Boundary line.~~
 447 |
 448 | ~~Thence; Easterly along the aforementioned North~~
 449 | ~~Boundary line,~~
 450 |
 451 | ~~Thence; Southerly along the East Boundary line of the~~
 452 | ~~aforementioned Plat terminating at the intersection of~~
 453 | ~~that line and the centerline of the Right-of-Way of~~
 454 | ~~County Line Road.~~
 455 |
 456 | ~~Thence; Easterly, from that terminus point, along the~~
 457 | ~~centerline of the Right-of-Way of County Line Road and~~
 458 | ~~returning to the Point of Beginning. P.O.B.~~
 459 |
 460 | ~~LESS:~~
 461 |
 462 | ~~West 11.5A of Northwest 1/4 of Northwest 1/4 Section~~
 463 | ~~4, Township 23, Range 8~~
 464 |
 465 | ~~Southwest 1/4 of Southwest 1/4 less North 292 feet of~~
 466 | ~~East 825 feet, Section 29, Township 23, Range 17~~
 467 |
 468 | ~~5 acres in Northwest 1/4 of Northeast 1/4 of Section~~
 469 | ~~32, Township 23, Range 17~~

HB 1483

2010

470

Section 2. This act shall take effect upon becoming a law.