

By Senator Ring

32-04436-10

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1 A bill to be entitled
2 An act relating to the City of Parkland, Broward
3 County; extending and enlarging the corporate limits
4 of the City of Parkland to include specified
5 unincorporated lands within such corporate limits;
6 providing for an effective date of annexation;
7 providing for governance of the annexed area;
8 providing for the transfer of public roads and rights-
9 of-way; providing applicability to candidacies for
10 municipal office; providing for preservation of
11 existing contracts; providing an effective date.

12
13 Be It Enacted by the Legislature of the State of Florida:

14
15 Section 1. The legal description of the area referred to in
16 this act as "the Property" is as follows:

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18 PARCEL 1:

19
20 A PARCEL OF LAND SITUATED IN SECTIONS 19 AND 30,
21 TOWNSHIP 47 SOUTH, RANGE 41 EAST, PALM BEACH COUNTY,
22 NOW BROWARD COUNTY, FLORIDA, AS DESCRIBED IN OFFICIAL
23 RECORD BOOK 21282, PAGE 1712 OF THE PUBLIC RECORDS OF
24 PALM BEACH COUNTY, FLORIDA BEING MORE PARTICULARLY
25 DESCRIBED AS FOLLOWS:

26
27 A PORTION OF THE NORTHEAST ONE QUARTER (N.E. 1/4) OF
28 SECTION 30 AND THE SOUTHEAST ONE-QUARTER (S.E. 1/4) OF
29 SECTION 19, TOWNSHIP 47 SOUTH, RANGE 41 EAST, PALM

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BEACH COUNTY, NOW BROWARD COUNTY, FLORIDA, AND MORE
PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID SECTION 30:
THENCE RUN S. 1°56'43" E. ALONG THE EAST LINE OF SAID
SECTION 30, A DISTANCE OF 283.72 FEET; THENCE RUN S.
89°09'18" W., A DISTANCE OF 407.52 FEET TO THE POINT
OF BEGINNING; THENCE CONTINUE ALONG THE LAST DESCRIBED
COURSE, A DISTANCE OF 370.97 FEET; THENCE RUN N.
1°20'49" W., A DISTANCE OF 283.69 FEET TO A POINT ON
THE NORTH LINE OF SAID SECTION 30 AND THE SOUTH LINE
OF SAID SECTION 19; THENCE CONTINUE ALONG THE LAST
DESCRIBED COURSE, A DISTANCE OF 970.59 FEET TO A POINT
ON THE SOUTHERLY RIGHT-OF-WAY LINE OF STATE ROAD 827
(LOX ROAD); THENCE RUN S. 72°40'10" E., ALONG SAID
RIGHT-OF-WAY LINE, A DISTANCE OF 379.07 FEET; THENCE
RUN S. 1°56'43" E., A DISTANCE OF 1136.19 FEET TO THE
POINT OF BEGINNING.

TOGETHER WITH:

PARCEL 2:

TWO PARCELS OF LAND SITUATED IN BROWARD COUNTY,
FLORIDA BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

A PARCEL OF LAND SITUATED IN SECTION 29, TOWNSHIP 47
SOUTH, RANGE 41 EAST, BROWARD COUNTY, FLORIDA, BEING
TRACTS 11 THROUGH 24, INCLUSIVE, TOGETHER WITH THE

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59 ADJACENT RIGHT-OF-WAYS, ROAD, DITCH AND DYKE
60 RESERVATIONS AND/OR INGRESS/EGRESS EASEMENTS, ALL
61 LYING WITHIN SECTION 29, TOWNSHIP 47 SOUTH, RANGE 41
62 EAST, PALM BEACH COUNTY, FLORIDA, AND AS SHOWN ON
63 FLORIDA FRUIT LANDS COMPANY SUBDIVISION 2, ACCORDING
64 TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 1, PAGE 102
65 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

66
67 TOGETHER WITH:

68
69 THAT PART OF SECTION 20, TOWNSHIP 47 SOUTH, RANGE 41
70 EAST, BROWARD COUNTY, FLORIDA, LYING SOUTH OF THE
71 HILLSBORO CANAL AND WEST OF THE NORTHERLY EXTENSION OF
72 THE WEST LINE OF TRACT 10, FLORIDA FRUIT LANDS COMPANY
73 SUBDIVISION 2, ACCORDING TO THE PLAT THEREOF, RECORDED
74 IN PLAT BOOK 1, PAGE 102 OF THE PUBLIC RECORDS OF PALM
75 BEACH COUNTY, FLORIDA. SAID PARCEL DESCRIBED IN
76 OFFICIAL RECORD BOOK 12478, PAGE 216 OF SAID PUBLIC
77 RECORDS OF PALM BEACH COUNTY.

78
79 TOGETHER WITH:

80
81 PARCEL 3:

82
83 TWO PARCELS OF LAND SITUATED IN BROWARD COUNTY,
84 FLORIDA BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

85
86 A PARCEL OF LAND SITUATED IN SECTIONS 27 AND 34,
87 TOWNSHIP 47 SOUTH, RANGE 41 EAST, BROWARD COUNTY,

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88 FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

89

90 SECTION 34, TOWNSHIP 47 SOUTH, RANGE 41 EAST, BROWARD

91 COUNTY, FLORIDA, LESS AND EXCEPTING THE SOUTHEAST ONE

92 QUARTER (SE 1/4) AND THE SOUTHEAST ONE QUARTER (SE

93 1/4) OF THE NORTHEAST ONE-QUARTER (NE 1/4) OF SAID

94 SECTION 34.

95

96 TOGETHER WITH:

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98 THAT PORTION OF TRACTS 17 THROUGH 24, INCLUSIVE, AND

99 27 THROUGH 31, INCLUSIVE, TOGETHER WITH THE ADJACENT

100 RIGHT-OF-WAYS, ROAD, DITCH AND DYKE RESERVATIONS

101 AND/OR INGRESS/EGRESS EASEMENTS, ALL LYING WITHIN

102 SECTION 27, TOWNSHIP 47 SOUTH, RANGE 41 EAST, PALM

103 BEACH COUNTY, FLORIDA, AND AS SHOWN ON FLORIDA FRUIT

104 LANDS COMPANY SUBDIVISION 2, ACCORDING TO THE PLAT

105 THEREOF, RECORDED IN PLAT BOOK 1, PAGE 102 OF THE

106 PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

107

108 TOGETHER WITH:

109

110 PARCEL 4:

111

112 THE N.W. 1/4 OF SECTION 30, TOWNSHIP 47 SOUTH, RANGE

113 41 EAST AND THE SOUTH 1/2 OF SECTION 30, TOWNSHIP 47

114 SOUTH, RANGE 41 EAST; AND THE WEST 118.81 FEET OF THE

115 N.E. 1/4 OF SAID SECTION 30 TOWNSHIP 47 SOUTH, RANGE

116 41 EAST, BROWARD COUNTY, FLORIDA; CONTAINING 413.08

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117 ACRES MORE OR LESS.
 118
 119 TOGETHER WITH:
 120
 121 PARCEL 5:
 122
 123 A PORTION OF TRACTS 29, 30, AND 31 OF SECTION 19,
 124 TOWNSHIP 47 SOUTH, RANGE 41 EAST, OF FLORIDA FRUIT
 125 LANDS COMPANY'S SUBDIVISION NUMBER 2, AS RECORDED IN
 126 PLAT BOOK 1, PAGE 102 OF THE PUBLIC RECORDS OF PALM
 127 BEACH COUNTY, FLORIDA, TOGETHER WITH A PORTION OF THE
 128 NORTHEAST ONE-QUARTER (N.E. 1/4) OF SECTION 30,
 129 TOWNSHIP 47 SOUTH, RANGE 41 EAST, BEING MORE
 130 PARTICULARLY DESCRIBED AS FOLLOWS:
 131
 132 COMMENCING AT THE SOUTHWEST CORNER OF SAID N.E. 1/4 OF
 133 SECTION 30; THENCE SOUTH 89^48'54" EAST, ALONG THE
 134 SOUTH LINE OF SAID N.E. 1/4 OF SECTION 30, 118.81 FEET
 135 TO THE POINT OF BEGINNING; THENCE NORTH 00^20'38"
 136 WEST, PARALLEL WITH THE WEST LINE OF SAID N.E. 1/4 OF
 137 SECTION 30, 2,654.19 FEET TO A POINT ON THE NORTH LINE
 138 OF SAID N.E. 1/4 OF SECTION 30; THENCE NORTH 00^21'11"
 139 WEST, 1,406.20 FEET, TO A POINT ON THE SOUTH RIGHT-OF-
 140 WAY LINE OF STATE ROAD NO. 827, PER F.D.O.T. MAP,
 141 SECTION 93240-2501 & 86002-2501; THENCE ALONG SAID
 142 SOUTH RIGHT-OF-WAY LINE THE FOLLOWING THREE (3)
 143 DESCRIBED COURSES, (1) SOUTH 71^40'03" EAST, 262.96
 144 FEET; (2) NORTH 89^53'12" EAST, 78.99 FEET; (3) SOUTH
 145 71^39'44" EAST, 246.97 FEET; THENCE SOUTH 00^20'46"

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146 EAST, 3,901.95 FEET, TO A POINT ON THE SOUTH LINE OF
147 SAID N.E. 1/4 OF SECTION 30; THENCE NORTH 89^48'54"
148 WEST, ALONG THE SOUTH LINE OF SAID N.E. 1/4 OF SECTION
149 30, 561.47 FEET (562.01 FEET CALCULATED) TO THE POINT
150 OF BEGINNING.

151
152 SAID LANDS LYING IN BROWARD COUNTY, FLORIDA,
153 CONTAINING 51.36 ACRES, MORE OR LESS.

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155 TOGETHER WITH:

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157 PARCEL 6:

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159 THE WEST 75.00 FEET OF THE SOUTHWEST ONE-QUARTER (SW
160 1/4) OF SECTION 26, TOWNSHIP 47 SOUTH, RANGE 41 EAST,
161 LYING SOUTH OF THE SOUTHERLY RIGHT OF WAY OF STATE
162 ROAD 827 AND THE SOUTHERLY RIGHT OF WAY OF THE
163 HILLSBORO CANAL; SAID LANDS SITUATE, LYING AND BEING
164 IN BROWARD COUNTY, FLORIDA; CONTAINING 1.37 ACRES MORE
165 OR LESS.

166
167 Section 2. The Property shall be annexed to and shall be
168 deemed a part of the City of Parkland on July 1, 2010. On such
169 date, the Property shall be subject to the municipal
170 jurisdiction and laws of the City of Parkland. The city shall be
171 embodied with all municipal powers and authority, as provided in
172 chapter 166, Florida Statutes, and as otherwise provided by law,
173 over the Property. All land use and zoning designations
174 applicable to the Property shall continue in effect until

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175 changed by the entity or entities with jurisdiction over the
176 Property subsequent to the effective date of this annexation. In
177 all other respects, the laws and ordinances of the City of
178 Parkland, as amended, shall govern the Property. All development
179 orders, permits, and licenses in existence on the effective date
180 of this act shall remain in effect and be permitted to continue
181 in accordance with their terms.

182 Section 3. All public roads and the rights-of-way
183 associated therewith on the Broward County Road System within
184 the limits of the Property as described in section 1 are
185 transferred from Broward County jurisdiction to the jurisdiction
186 of the City of Parkland, except those portions authorized by the
187 Director of the Office of Transportation to be excluded lying
188 within the annexed area. All rights, title, interest, and
189 responsibilities of any transferred roads, including, but not
190 limited to, the ownership, operation, maintenance, planning,
191 design, and construction of such roads and the rights-of-way
192 associated therewith, shall transfer from Broward County
193 jurisdiction and ownership to the jurisdiction of the City of
194 Parkland upon the effective date of the annexation.

195 Section 4. Subsequent to the effective date of this
196 annexation, any resident in the area to be annexed by this act
197 into the City of Parkland shall be deemed to have met any
198 residency requirements for candidacy for municipal office.

199 Section 5. Nothing in this act shall be construed to affect
200 or abrogate the rights of parties to any contract, whether the
201 same be between Broward County and a third party or between
202 nongovernmental entities, which contracts are in effect prior to
203 the effective date of the annexation.

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Section 6. This act shall take effect upon becoming a law.