

ENROLLED

HB 1213

2015 Legislature

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An act relating to the West Palm Beach Water Catchment Area, Palm Beach County; amending chapter 67-2169, Laws of Florida, as amended; revising boundaries; providing an effective date.

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

Section 1. Section 1 of chapter 67-2169, Laws of Florida, as amended by chapter 2006-359, Laws of Florida, is amended to read:

Section 1. West Palm Beach Water Catchment area described.—The following described lands in Palm Beach County, Florida, owned by the City of West Palm Beach, Florida, form the West Palm Beach water catchment area, to wit:

PARCEL ONE.

The South fifty feet (50') ~~four hundred fifty feet (450')~~ of the Southwest quarter (SW 1/4) of Section one (1) in Township forty-three South (43 S), Range forty-two East (42 E), except right-of-way of Military Trail and Haverhill Road.

PARCEL TWO.

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27 | The South four hundred fifty feet (450') of the
 28 | Southeast quarter (SE 1/4) and the entire Southwest
 29 | quarter (SW 1/4) of Section two (2) of Township forty-
 30 | three South (43 S), Range forty-two East (42 E),
 31 | except right-of-way for Haverhill Road subject,
 32 | however, to that certain easement from Model Land
 33 | Company to Florida Power and Light Company dated
 34 | September 16, 1931, to construct and operate power
 35 | lines on the East side of said property.

36 |
 37 | Said PARCEL TWO being also subject to 160 ft. width
 38 | electric power and communication line easement as
 39 | granted by West Palm Beach Water Company unto Florida
 40 | Power and Light company by right-of-way agreement
 41 | dated June 23, 1953, recorded in Deed Book 1023, page
 42 | 680, Palm Beach County Public Records. (Less Right-of-
 43 | Way of Haverhill Road.)

44 |
 45 | PARCEL THREE.

46 |
 47 | The South half (S 1/2) of Section three (3), Township
 48 | forty-three South (43 S), Range forty-two East (42 E).

49 |
 50 | Less and except Jog Road extension described as
 51 | follows:
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53 | A parcel of land in Section three (3), Township forty-
54 | three South (43 S), Range forty-two East (42 E), Palm
55 | Beach County, Florida, more particularly described as
56 | follows: Commence at the southeast corner of said
57 | Section three (3); thence along the south line of said
58 | Section three (3), N 88°43'44" W for 302.06 feet to
59 | the West right-of-way line of Florida's Turnpike,
60 | recorded in Circuit Court Minutes Book 68, page 204,
61 | of the public records of Palm Beach County, Florida;
62 | thence along said right-of-way line, N 01°54'17" E for
63 | 2,188.38 feet to the point of curvature of a curve
64 | concave to the east, having a radius of 43,121.85
65 | feet; thence northerly, along said curve and right-of-
66 | way line to the right, through a central angle of
67 | 0°39'37" for 496.98 feet to the north line of the
68 | South half (S 1/2) of said Section three (3); thence
69 | along said north line, N 88°33'32" W for 215.90 feet
70 | to a non-tangent curve, concave to the west, having a
71 | radius of 885.00 feet, where a radial line bears S
72 | 71°58'11" W; thence southerly, along said curve to the
73 | right, through a central angle of 19°56'06" for 307.92
74 | feet to a point of tangency; thence S 01°54'17" W for
75 | 2,383.63 feet to the said south line of Section three
76 | (3); thence along said south line, S 88°43'44" E for
77 | 160.01 feet to the Point of Beginning.

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79 PARCEL FOUR.

80
81 The North four hundred fifty feet (450') of Section
82 eleven (11), Township forty-three 43 South (43 S),
83 Range forty-two 42 East (42 E), except right-of-way
84 for Haverhill Road.

85
86 PARCEL FIVE.

87
88 The North four hundred fifty feet (450') of Northwest
89 quarter (NW 1/4) of Section twelve (12), Township
90 forty-three South (43 S), Range forty-two East (42 E),
91 as conveyed to West Palm Beach Water Company by Model
92 Land Company's two deeds of July 12, 1944, recorded in
93 Deed Book 694, page 317, and Deed Book 694, page 319,
94 subject to right-of-way of Military Trail. (Less
95 Right-of-Way of Haverhill Road.)

96
97 Subject also to easement from Model Land Company to
98 Florida Power and Light Company dated September 16,
99 1931, to construct and operate power lines on west
100 side of said North half (N 1/2) of Northwest quarter
101 (NW 1/4) of said Section twelve (12). 12;

102
103 PARCEL SIX.

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105 | The North half (N 1/2) One-Half of the North half (N
 106 | 1/2) One-Half of the Northwest quarter (NW 1/4) One-
 107 | Quarter of the Northeast quarter (NE 1/4) One-Quarter,
 108 | Section ten (10), Township forty-three South (43 S),
 109 | Range forty-two East (42 E).

111 | PARCEL SEVEN.

112 |
 113 | All of Section seventeen (17) lying South of Seaboard
 114 | Air Line Railway, all of Sections eighteen (18),
 115 | nineteen (19) and twenty (20), all of Section twenty-
 116 | one (21) south of Seaboard Air Line Railway; all of
 117 | Sections twenty-eight (28), twenty-nine (29), thirty
 118 | (30), thirty-one (31), thirty-two (32) and thirty-
 119 | three (33), all being in Township forty-two (42) South
 120 | (42 S), Range forty-two East (42 E).

122 | PARCEL EIGHT.

123 |
 124 | That part of South one-half (S 1/2) of Section sixteen
 125 | (16), Township forty-two (T 42) South (42 S), Range
 126 | forty-two (R 42) East (42 E), lying south and west of
 127 | right-of-way of Florida Western and Northern Railroad
 128 | Company as described in Deed Book 225, Page 160, of
 129 | Palm Beach County public records, now owned by
 130 | Seaboard Air Line Railroad Company.

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131
 132 Said PARCELS SEVEN and EIGHT being subject to easement
 133 of Palm Beach County, Florida, for public road known
 134 as Lake Park Road across said sections 16-17-18-19-20-
 135 21.

136
 137 Said Sections 17-18 in said PARCEL SEVEN being also
 138 subject to agreement between West Palm Beach Water
 139 Company and Palm Beach County by Deed of February 26,
 140 1951, recorded in Deed Book 936, page 151, permitting
 141 removal by said County of shell not exceeding 15 ft.
 142 in depth by the present level of water from said land.

143
 144 Part of said Section thirty-two (32) 32 of Township 42
 145 South (42 S), Range 42 East (42 E) in said PARCEL
 146 SEVEN being subject to an estate, for its his natural
 147 life, in Ike Lee, with remainder to Model Land
 148 Company, its successors and assigns, as described in
 149 Indenture of August 21, 1942, between J.C. Bills, Jr.,
 150 et als, parties of the first part, Ike Lee, party of
 151 the second part, and Model Land Company, party of the
 152 third part, recorded Deed Book 656, page 102, Public
 153 Records, Palm Beach County, Florida.

154
 155 PARCEL NINE.
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157 All of Sections four (4), five (5), six (6), seven
 158 (7), eight (8), nine (9), seventeen (17) and eighteen
 159 (18), all being in Township forty-three (43) South (43
 160 S), Range forty-two (42) East (42 E).

162 PARCEL TEN.

164 All of the following described lands:

165
 166 Starting at the southeast corner of Section 4, T 43 S,
 167 R 40 E, proceed westerly a distance of 329.57' more or
 168 less to the point of beginning, said point being on
 169 the north R/W line of the Central and Southern Florida
 170 Flood Control District L-8 tie back canal. From said
 171 point of beginning, proceed westerly a distance of
 172 170.42' more or less to a point; thence proceed N 00°
 173 05' 50" a distance of 339.29' more or less to a point;
 174 thence proceed easterly a distance of 170' more or
 175 less to a point; thence proceed N 00° 05' E a distance
 176 of 1,203.89', more or less to a point; thence N 45° E
 177 a distance of 467.50' more or less to a point on the
 178 east line of Section 4, T 43 S, R 40 E; thence S 00°
 179 05' W a distance of 354.16' more or less to a point;
 180 thence S 45° 00' W a distance of 113.34' to a point;
 181 thence S 00° 05' W a distance of 1,190.74' more or
 182 less to a point on the North R/W line of the Central

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183 and Southern Florida Flood Control District L-8 tie
184 back canal; thence S 45° 08' 50" E a distance of
185 352.64' to the point of beginning; all the above
186 described lands lying in section 4, T 43 S, R 40 E and
187 containing 10.83 acres, more or less.

188
189 Starting at the southwest corner of Section 3, T 43 S,
190 R 40 E proceed N 00° 05' E a distance of 1,430.16'
191 more or less to the point of beginning. From said
192 point of beginning proceed N 00° 05' E a distance of
193 354.16' more or less to a point; thence N 45° 00' E a
194 distance of 3,550.36' more or less, to a point on the
195 north line of Section 3, T 43 S, R 40 E; thence S 87°
196 46' E a distance of 340.54' more or less to a point;
197 thence S 45° 00' W a distance of 4,032.32' more or
198 less to the point of beginning. All of the above
199 described lands lie in Section 3, T 43 S, R 40 E and
200 contain 21.75 acres, more or less.

201
202 Starting at the southeast corner of Section 34, T 42
203 S, R 40 E proceed northerly a distance of 80' more or
204 less to the point of beginning; thence N 87° 46' W a
205 distance of 2,802.44' more or less, to a point; thence
206 S 45° 00' W a distance of 108.97', more or less to a
207 point on the south line of Section 34, T 42 S, R 40 E;
208 thence N 87° 46' W a distance of 340.54' more or less,

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209 | to a point; thence N 45° 00' E a distance of 449.51'
 210 | more or less to a point; thence S 87° 46' E a distance
 211 | of 2,902.00' more or less to a point; thence southerly
 212 | a distance of 250.19' more or less to the point of
 213 | beginning; said described lands containing 18.52 acres
 214 | more or less and lie wholly in Section 34, T 42 S, R
 215 | 40 E.

216 |
 217 | Starting at the southwest corner of Section 35, T 42
 218 | S, R 40 E proceed northerly a distance of 80' more or
 219 | less, to the point of beginning; thence proceed
 220 | northerly a distance of 250' more or less to a point;
 221 | thence proceed S 87° 46' E a distance of 5,262.93'
 222 | more or less to a point; thence N 88° 37' E a distance
 223 | of 12.87' more or less to a point; thence proceed
 224 | southerly a distance of 250' more or less to a point;
 225 | thence proceed S 88° 37' W a distance of 3.12' more or
 226 | less to a point; thence proceed N 87° 46' W a distance
 227 | of 5,272.68' more or less to the point of beginning;
 228 | all above described lands lying in Section 35, T 42 S,
 229 | R 40 E and containing 30.2 acres, more or less.

230 |
 231 | Starting at the southwest corner of Section 36, T 42
 232 | S, R 40 E, proceed northerly a distance of 80' more or
 233 | less to the point of beginning; thence proceed
 234 | northerly a distance of 250' more or less to a point;

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235 | thence proceed N 88° 37' E a distance of 5,287.66'
 236 | more or less to the southwest corner of Section 31, T
 237 | 42 S, R 41 E; thence proceed S 1° 41' W a distance of
 238 | 250.11' more or less, to a point; thence proceed S 88°
 239 | 37' W a distance of 5,281.62' more or less to the
 240 | point of beginning; the above described lands lying in
 241 | Section 36, T 42 S, R 40 E and containing 30.3 acres,
 242 | more or less.

243 |
 244 | Less and except that portion of Sections 35 and 36,
 245 | Township 42 South, Range 40 East, as described above,
 246 | that lie North of the following described line:

247 |
 248 | Commencing at the northwest corner of said Section 35;
 249 | thence S 00 05' 34" E, along the West line of said
 250 | Section 35, 5,205.17 feet to a point lying 82.04 feet
 251 | north of (as measured along said West line) the "Royal
 252 | Palm Beach Colony" south line of said Section 35 and
 253 | the Point of Beginning of the herein described line;
 254 | thence S 87 38' 00" E, 983.00 feet; thence S 87 51'
 255 | 58" E, 3,082.46 feet; thence S 87 57' 41" E, 1,210.03
 256 | feet; thence N 88 43' 01" E, 7.93 feet to a point on
 257 | the East line of said Section 35, said point lying
 258 | 57.90 feet north of (as measured along said East line)
 259 | the said south line of Section 35 also being the West
 260 | line of Section 36; thence continue N 88 43' 01" E,

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261 779.85 feet; thence S 89 29' 30" E, 525.09 feet;
 262 thence S 89 07' 06" E, 283.89 feet; thence N 88 39'
 263 13" E, 2,494.69 feet; thence N 88 29' 15" E, 1,207.18
 264 feet to a point on the East line of said Section 36,
 265 said point lying 336.46 feet north of (as measured
 266 along said East line) the said "Royal Palm Beach
 267 Colony" south line of Section 36 and the Point of
 268 Termination of the herein described line.

269
 270 Said Sections are as shown on the M Canal R/W Map as
 271 recorded in Road Plat Book 6, pages 136-141, Public
 272 Records of Palm Beach County, Florida.

273
 274 The north 250' of Section 6, T 43 S, R 41 E.

275
 276 The north 250' of Section 5, T 43 S, R 41 E.

277
 278 Beginning at the southwest corner of Section 33, T 42
 279 S, R 41 E proceed N 59° 47' E a distance of 660' more
 280 or less to a point; thence N 89° 47' E a distance of
 281 4,720.0' more or less to a point on the east line of
 282 said Section 33, said point being 330' more or less to
 283 a point northerly from the southeast corner of said
 284 section 33. From the above described point proceed
 285 southerly a distance of 250' more or less to a point;
 286 thence proceed S 89° 47' W a distance of 4,490.16'

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287 | more or less to a point; thence S 59° 47' W a distance
 288 | of 160' more or less to a point on the south line of
 289 | Section 33, T 42 S, R 41 E; thence S 89° 47' W a
 290 | distance of 661.58' more or less to the point of
 291 | beginning; all above described land lying in Section
 292 | 33, T 42 S, R 41 E, containing 29.5 acres, more or
 293 | less.

294 |
 295 | Beginning at the northwest corner of Section 4, T 43
 296 | S, R 41 E proceed N 89° 47' E a distance of 661.58'
 297 | more or less to a point; thence S 59° 47' W a distance
 298 | of 500' more or less to a point; thence S 89° 47' W a
 299 | distance of 229.51' more or less to a point on the
 300 | west line of said Section 4; thence northerly a
 301 | distance of 250' more or less to the point of
 302 | beginning; all above described land lying in Section
 303 | 4, T 43 S, R 41 E, containing 2.57 acres more or less.
 304 | The south 330' of Section 34, T 42 S, R 41 E less the
 305 | south 80' thereof, containing 30.36 acres, more or
 306 | less.

307 |
 308 | The south 330' of Section 35, T 42 S, R 41 E less the
 309 | south 80' thereof, containing 30.36 acres, more or
 310 | less.

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312 | The south 330' of Section 36, T 42 S, R 41 E less the
313 | south 80' thereof, containing 30.36 acres, more or
314 | less (less R/W of State Road 7).
315 | Section 2. This act shall take effect upon becoming a law.