

HB 973

2021

1 A bill to be entitled
2 An act relating to the Town of Lake Clarke Shores,
3 Palm Beach County; amending ch. 57-1478, Laws of
4 Florida, as amended; extending the corporate limits of
5 the town to include portions of Edgewater Park and
6 adjoining canals; providing an effective date.

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8 WHEREAS, Section 2(c), Article VIII, of the State
9 Constitution provides that municipal annexation of
10 unincorporated territory shall be as provided by general or
11 special law, and

12 WHEREAS, in Section 171.046, Florida Statutes, the
13 Legislature recognized that enclaves of unincorporated territory
14 can create significant problems in planning, growth management,
15 and service delivery, and therefore declared that it is the
16 policy of the state to eliminate enclaves, and

17 WHEREAS, Section 171.031(13), Florida Statutes, defines an
18 "enclave" to mean any unincorporated improved or developed area
19 that is enclosed within and bounded on all sides by a single
20 municipality or any unincorporated improved or developed area
21 that is enclosed within and bounded by a single municipality and
22 a natural or manmade obstacle that allows the passage of
23 vehicular traffic to that unincorporated area only through the
24 municipality, and

25 WHEREAS, the Legislature finds that a certain portion of

26 | Edgewater Park and adjoining canals, lying contiguous and
 27 | adjacent to the present boundaries of the Town of Lake Clarke
 28 | Shores, and comprising approximately 32.768 acres in land area,
 29 | is a near-enclave, posing many of the inefficiencies and
 30 | problems in planning, growth management, and service delivery
 31 | that motivate the elimination of enclaves, and

32 | WHEREAS, the Legislature further finds that there is no
 33 | available statutory procedure to expedite the annexation of
 34 | near-enclaves into the most appropriate incorporated
 35 | jurisdiction, and that it is in the best interest of residents
 36 | and visitors to this state that a special law be enacted for
 37 | that purpose with respect to the Edgewater Park near-enclave,
 38 | NOW, THEREFORE,

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

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42 | Section 1. Section 1 of article II of chapter 57-1478,
 43 | Laws of Florida, as amended by chapter 59-1465, Laws of Florida,
 44 | is amended to read:

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46 | ARTICLE II

47 | BOUNDARIES

48 | "Section 1. (1) *Territorial Limits*. The territorial
 49 | limits of said municipality are hereby redefined and re-
 50 | established as follows:

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The following described area situate and being in the county of Palm Beach, State of Florida, and bounded as follows:

From the one-quarter corner in the north line of Section 8, Township 44 South, Range 43 East, Palm Beach County, Florida; thence southerly, along the North-South one-quarter line of said Section 8, a distance of 1110.22 feet to the point of beginning, said point being the intersection of the center line of Carambola Road and Florida Mango ~~Fla-Mango~~ Road, as shown on the plat of Florida Mango ~~Fla-Mango~~ Grovelets as recorded in Plat Book 21, Page 88, according to the records in and for Palm Beach County, Florida; thence easterly, along the center line of Carambola Road, as shown on said plat and the extension thereof, to the westerly right of way line of Seaboard Air Line Railroad Company; thence Southerly, along the said westerly right of way line of the Seaboard Air Line Railroad Company, to the intersection thereof with the center line of Lake Worth Drainage District's Canal No. E-4; thence southwesterly and southerly, along the said center line of Lake Worth Drainage District's Canal No. E-4, to the intersection thereof with the south line of Section 17, Township 44 South, Range 43 East; thence west,

76 | along the south line of said Section 17, to the southwest
 77 | corner of Government Lot 4 of said Section 17; thence
 78 | northerly, along the west line of Government Lots 4 and 3
 79 | of said Section 17, to the northwest corner of said
 80 | Government Lot 3 of Section 17, Township 44 South, Range 43
 81 | East; thence westerly, along the east and west quarter
 82 | section line of said Section 17, it being also the center
 83 | line of Lake Worth Drainage District Lateral Canal No. 9,
 84 | to a point 1276.2 feet east of the center of said Section
 85 | 17; thence North 20° East (For this description, the said
 86 | east and west quarter section line is assumed to bear east
 87 | and west, and all other bearings used herein are relative
 88 | thereto) a distance of 237.34 feet; thence North 35° 57'
 89 | East 264.12 feet; thence North 16° 30' West 123.65 feet;
 90 | thence North 5° 0' West 278.91 feet; thence North 22° 48'
 91 | West 588.27 feet; thence North 3° 56' West 105.74 feet;
 92 | thence North 0° 04' East 152.45 feet; thence North 7° 28'
 93 | East 281.94 feet; thence North 6° 32' West 795.08 feet,
 94 | more or less, to a point in the north line of Section 17,
 95 | Township 44 South, Range 43 East; thence westerly a
 96 | distance of 1188 feet, more or less, along the north line
 97 | of said Section 17, it being also the center line of Lake
 98 | Worth Drainage District Lateral Canal No. 8, to the
 99 | intersection thereof with the center line of Florida Mango
 100 | ~~Fla-Mango~~ Road, said center line being also the North-South

101 quarter section line of Section 8, Township 44 South, Range
 102 43 East; thence northerly, along the said North-South
 103 quarter section line, to the intersection thereof with the
 104 center line of carambola Road, and the point of beginning."

106 (2) The present corporate limits of the Town of Lake
 107 Clarke Shores, Palm Beach County, are extended and enlarged
 108 effective July 1, 2021, so as to include, in addition to the
 109 territory presently within its corporate limits, those portions
 110 of Edgewater Park and adjoining canals particularly described as
 111 follows:

113 THAT PORTION OF THE PLAT OF EDGEWATER PARK AS RECORDED
 114 IN PLAT BOOK 25, PAGE 236, OF THE PUBLIC RECORDS OF
 115 PALM BEACH COUNTY, FLORIDA LYING EASTERLY OF FLORIDA
 116 MANGO ROAD TOGETHER WITH A PORTION OF THE L.W.D.D.
 117 CANAL NO. L-9, AND A PORTION OF THAT CERTAIN 75.00
 118 FOOT WIDE CANAL RIGHT-OF-WAY LYING EASTERLY OF AND
 119 ADJACENT TO SAID PLAT OF EDGEWATER PARK, BEING MORE
 120 PARTICULARLY DESCRIBED AS FOLLOWS.

122 COMMENCING AT THE SOUTH QUARTER CORNER OF SECTION 17,
 123 TOWNSHIP 44 SOUTH, RANGE 43 EAST; THENCE N00°31'00"W
 124 (ALL BEARINGS HEREIN ARE RELATIVE TO THE BEARING BASE
 125 OF THE PLAT OF EDGEWATER PARK) ALONG THE NORTH/SOUTH

126 QUARTER SECTION LINE OF SAID SECTION 17, ALSO BEING
 127 THE CENTERLINE OF FLORIDA MANGO ROAD (80.00 FEET
 128 WIDE); A DISTANCE OF 2705.55 FEET; THENCE LEAVING SAID
 129 CENTERLINE OF FLORIDA MANGO ROAD, DUE EAST, A DISTANCE
 130 OF 40.00 FEET TO AN INTERSECTING POINT ON THE EASTERLY
 131 RIGHT-OF-WAY LINE OF SAID FLORIDA MANGO ROAD AND THE
 132 CENTERLINE OF SAID L.W.D.D. CANAL L-9, AND THE POINT
 133 OF BEGINNING.

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 135 THENCE LEAVING SAID EASTERLY RIGHT-OF-WAY LINE OF
 136 FLORIDA MANGO ROAD, CONTINUING DUE EAST ALONG THE
 137 CENTERLINE OF SAID L.W.D.D. L-9 CANAL, A DISTANCE OF
 138 1236.20 FEET; THENCE LEAVING SAID CENTERLINE OF
 139 L.W.D.D. L-9 CANAL N20°00'00"E, A DISTANCE OF 237.33
 140 FEET; THENCE N35°57'05"E, A DISTANCE OF 264.12 FEET;
 141 THENCE N16°29'54"W, A DISTANCE OF 123.65 FEET; THENCE
 142 N04°59'54"W, A DISTANCE OF 278.90 FEET; THENCE
 143 N22°47'39"W A DISTANCE OF 561.62 FEET TO A POINT ON
 144 THE NORTH LINE OF GOVT. LOT 2 OF SAID SECTION 17;
 145 THENCE N89°55'15"W ALONG THE NORTH LINE OF SAID GOVT.
 146 LOT 2, A DISTANCE OF 603.65 FEET, THENCE S00°31'00"E
 147 PARALLEL WITH THE NORTH/SOUTH QUARTER SECTION LINE OF
 148 SAID SECTION 17 AND THE CENTERLINE OF SAID FLORIDA
 149 MANGO ROAD, A DISTANCE OF 676.50 FEET; THENCE
 150 N89°55'15"W PARALLEL WITH THE NORTH LINE OF SAID GOVT.

HB 973

2021

151 LOT 2, A DISTANCE OF 603.99 FEET TO A POINT ON THE
152 EASTERLY RIGHT-OF-WAY LINE OF SAID FLORIDA MANGO ROAD,
153 (80 FEET WIDE); THENCE S00°31'00"E ALONG SAID EASTERLY
154 RIGHT-OF-WAY LINE, A DISTANCE OF 676.21 FEET TO THE
155 POINT OF BEGINNING.

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157 SAID LANDS SITUATE IN PALM BEACH COUNTY, FLORIDA, AND
158 CONTAINING 32.768 ACRES MORE OR LESS.

159 Section 2. This act shall take effect July 1, 2021.