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HB 969

2015 Legislature

1
 2 An act relating to the North Springs Improvement
 3 District, Broward County; amending chapter 2005-341,
 4 Laws of Florida, as amended; extending and enlarging
 5 the boundaries of the district; providing an effective
 6 date.

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

9
 10 Section 1. Section 2 of section 3 of chapter 2005-341,
 11 Laws of Florida, as amended by chapter 2011-251, Laws of
 12 Florida, is amended to read:

13 Section 2. Boundaries.—The boundaries of the district
 14 shall be:

15
 16 A tract of land being Sections 5, 6, 7, 8, 9 and 10, a
 17 portion of Sections 3 and 4, all in Township 48 South,
 18 Range 41 East, Broward County, Florida, and Sections
 19 31, 32 and 33, a portion of Sections 19, 20, 26, 27,
 20 28, 29 and 30, all in Township 47 South, Range 41
 21 East, Broward County, Florida, described as follows:

22
 23 BEGINNING at the southwest corner of said Section 7;

24
 25 thence North 00°03'12" West (Bearings are relative to
 26 State Plane Coordinates as shown on STONER/KEITH

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27 RESURVEY OF A PORTION OF TOWNSHIP 47 SOUTH, RANGE 41
 28 EAST, ALL OF TOWNSHIP 48 SOUTH, RANGE 41 EAST, & ALL
 29 OF TOWNSHIP 49 SOUTH, RANGE 41 EAST, according to the
 30 plat thereof, recorded in Miscellaneous Plat Book 3 at
 31 Page 44 of the Public Records of said Broward County),
 32 along the west line of the Southwest Quarter (SW 1/4)
 33 of said Section 7, a distance of 2647.42 feet to the
 34 northwest corner of said Southwest Quarter (SW 1/4);

35
 36 thence continue North 00°03'12" West, along the west
 37 line of the Northwest Quarter (NW 1/4) of said Section
 38 7, a distance of 2647.42 feet to the northwest corner
 39 of said Section 7 and the southwest corner of said
 40 Section 6;

41
 42 thence North 00°02'58" West, along the west line of
 43 the Southwest Quarter (SW 1/4) of said Section 6, a
 44 distance of 3252.81 feet to the northwest corner of
 45 said Southwest Quarter (SW 1/4);

46
 47 thence North 00°02'27" West, along the west line of
 48 the Northwest Quarter (NW 1/4) of said Section 6, a
 49 distance of 3253.12 feet to the northwest corner of
 50 said Section 6 and the southwest corner of said
 51 Section 31;

52

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53 | thence North 00°03'47" West, along the west line of
 54 | the Southwest Quarter (SW 1/4) of said Section 31, a
 55 | distance of 2642.42 feet to the northwest corner of
 56 | said Southwest Quarter (SW 1/4);

57 |
 58 | thence continue North 00°03'47" West, along the west
 59 | line of the Northwest Quarter (NW 1/4) of said Section
 60 | 31, a distance of 2642.42 feet to the northwest corner
 61 | of said Section 31; and the southwest corner of said
 62 | Section 30;

63 |
 64 | thence North 00°05'07" West, along the west line of
 65 | the Southwest Quarter (SW 1/4) of said Section 30, a
 66 | distance of 2642.42 feet to the northwest corner of
 67 | said Southwest Quarter (SW 1/4);

68 |
 69 | thence North 00°04'32" West, along the west line of
 70 | the Northwest Quarter (NW 1/4) of said Section 30, a
 71 | distance of 2642.88 feet to the northwest corner of
 72 | said Northwest Quarter (NW 1/4);

73 |
 74 | Also being the Southwest corner of the Southwest
 75 | Quarter (SW 1/4) of said Section 19, ~~Township 41~~
 76 | ~~South, Range 41 East;~~

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78 | thence North 00°07'09" West 1312.53 feet along the
 79 | west line of said Southwest Quarter (SW 1/4);
 80 |
 81 | thence South 68°26'01" East 263.00 feet to a line
 82 | parallel with and 250.00 feet East of the West line of
 83 | said Southwest Quarter (SW 1/4);
 84 |
 85 | thence North 00°07'09" West 870.00 feet along said
 86 | parallel line to the southerly right-of-way line of
 87 | State Road 827;
 88 |
 89 | thence South 71°31'57" East 2037.21 feet along said
 90 | southerly right-of-way line;
 91 |
 92 | thence South 00°42'16" East 1424.47 feet along the
 93 | east line of said Southwest Quarter (SW 1/4) to the
 94 | southeast corner of said Southwest Quarter;
 95 |
 96 | thence North 89°34'40" East, along the north line of
 97 | the Northeast Quarter (NE 1/4) of said Section 30, a
 98 | distance of 118.81 feet to a line parallel with and
 99 | 118.81 ~~118.11~~ feet east of the west line of the
 100 | Southeast Quarter (SE 1/4) of said Section 19 ~~said~~
 101 | ~~Northeast Quarter (NE1/4)~~;
 102 |

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103 | thence North 00°42'16" West ~~South 00°40'57" East~~,
 104 | along said parallel line a distance of 1406.20 ~~2653.89~~
 105 | feet to the southerly right-of-way ~~south~~ line of said
 106 | State Road 827 Northeast Quarter (NE1/4) ~~and the north~~
 107 | ~~line of the Southeast Quarter (SE1/4) of said Section~~
 108 | ~~30;~~

109 |
 110 | thence South 72°01'08" East 262.96 feet along said
 111 | southerly right-of-way line;

112 |
 113 | thence North 89°32'07" East 78.99 feet;

114 |
 115 | thence South 72°00'49" East 246.97 feet;

116 |
 117 | thence South 00°41'51" East 87.48 feet ~~thence North~~
 118 | ~~89°50'50" East, along the north line of said Southeast~~
 119 | ~~Quarter (SE1/4), a distance of 562.93 feet;~~

120 |
 121 | ~~thence North 00°50'04" West 3816.85 feet;~~

122 |
 123 | thence South 76°31'46" East 756.30 ~~765.36~~ feet;

124 |
 125 | thence North 00°41' 26" West 29.46 feet;

126 |
 127 | thence South 71°52'41" East along said southerly
 128 | right-of-way line 2211.87 ~~2210.69~~ feet;

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129
 130 thence South 01°16'02" East 305.48 feet to the south
 131 line of the Southwest Quarter (SW 1/4) of said Section
 132 20 and the north line of the Northwest Quarter (NW
 133 1/4) of said Section 29;

134
 135 thence South 01°16'02" East, along a northerly
 136 prolongation of the east line of Tracts 15 and 16 in
 137 said Section 29, according to the Plat of FLORIDA
 138 FRUIT LANDS COMPANY'S SUBDIVISION NO. 2, as recorded
 139 in Plat Book 1 at Page 102 of the Public Records of
 140 Palm Beach County, Florida and along said east line a
 141 distance of 1331.52 feet to the northwest corner of
 142 Tract 11 of said Plat;

143
 144 thence North 89°41'40" East, along the north line of
 145 said Tract 11 and an easterly prolongation thereof, a
 146 distance of 1320.53 feet to the west line of the
 147 Northeast Quarter (NE 1/4) of said Section 29;

148
 149 thence North 01°16'25" West, along said west line, a
 150 distance of 1197.77 feet to the southerly right-of-way
 151 line of State Road No. 827 as it now exists;

152
 153 thence South 71°59'44" East, along said southerly
 154 right-of-way line, a distance 2797.53 feet to the east

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155 | line of said Northeast Quarter (NE 1/4) and the west
 156 | line of the Northwest Quarter (NW 1/4) of said Section
 157 | 28;

158 |
 159 | thence South 01°15'11" East, along said west line, a
 160 | distance of 84.45 feet to the southerly right-of-way
 161 | line of State Road No. 827, as described in Official
 162 | Records Book 8790 at Page 830 of the Public Records of
 163 | Palm Beach County, Florida;

164 |
 165 | thence along said southerly right-of-way line South
 166 | 72°00'16" East 5594.00 feet to the East line of the
 167 | Southeast Quarter (SE 1/4) of said Section 28;

168 |
 169 | thence South 72°00'16 East, along said southerly
 170 | right-of-way line, a distance of 5594.00 feet;

171 |
 172 | thence South 71°59'55" East along said southerly
 173 | right-of-way line, 5673.26 feet to a line parallel
 174 | with and 75.00 feet east of the East line of the
 175 | Southeast Quarter (SE 1/4) of said Section 27;

176 |
 177 | thence South 01°20'51" East along said parallel line
 178 | 673.65 feet to the south line of said Section 26;

179 |

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180 | thence South 89°38'57" West along said south line,
 181 | 75.01 feet to the Southwest corner of said Section 26;

182 |
 183 | thence North 01°20'51" West along the west line of
 184 | said Section 26, 285.33 feet;

185 |
 186 | thence parallel with and 390.00 feet southerly of the
 187 | aforesaid southerly right-of-way line, North 71°59'55"
 188 | West 5594.63 feet to the east line of said Section 28
 189 | thence South 01°14'06" East, along said east line, a
 190 | distance of 2047.04 feet to the southeast corner of
 191 | said Section 28 and the northeast corner of Northeast
 192 | Quarter (NE 1/4) of said Section 33;

193 |
 194 | thence South 01°21'19" East, along the east line of
 195 | said Northeast Quarter (NE 1/4), a distance of 2638.16
 196 | feet to the southeast corner of said Northeast Quarter
 197 | (NE 1/4);

198 |
 199 | thence South 01°21'20" East, along the east line of
 200 | the Southeast Quarter (SE 1/4) of said Section 33, a
 201 | distance of 2638.16 feet to the southeast corner of
 202 | said Section 33 and the northeast corner of said
 203 | Section 4;

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205 | thence South 89°44'30" West, along the north line of
 206 | the Northeast Quarter (NE 1/4) of said Section 4, a
 207 | distance of 60.00 feet to the most westerly corner of
 208 | that parcel of land described in Official Record Book
 209 | 33011 ~~55~~ at Page 280 ~~500~~ of said Public Records of
 210 | Broward County;

211 |
 212 | thence South 45°33'09" East, along the southwesterly
 213 | line of said parcel and along the Southwesterly line
 214 | of that parcel of land described in Official Records
 215 | Book 37079 at page 869 of said Public Records of
 216 | Broward County, a distance of 85.27 ~~85.29~~ feet to the
 217 | most southerly corner of said parcel on the east line
 218 | of said Northeast Quarter (NE 1/4);

219 |
 220 | thence South 00°50'47" East, along said east line, a
 221 | distance of 3303.78 feet to the southeast corner of
 222 | said Northeast Quarter (NE 1/4) and the northwest
 223 | corner of the Southwest Quarter (SW 1/4) of said
 224 | Section 3;

225 |
 226 | thence South 89°52'36" East, along the north line of
 227 | the said Southwest Quarter (SW 1/4) of said Section 3,
 228 | a distance of 2640.57 feet to the northeast corner of
 229 | said Southwest Quarter. (SW 1/4);

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231 | thence South 89°52'36" East, along the north line of
 232 | the Southeast Quarter (SE 1/4) of said Section 3, a
 233 | distance of 2639.23 feet to the northeast corner of
 234 | said Southeast Quarter (SE 1/4);

235 |
 236 | thence South 00°53'22" East, along the east line of
 237 | said Southeast Quarter (SE 1/4), a distance of 3401.43
 238 | feet to the southeast corner of said Section 3 and the
 239 | northeast corner of said Section 10;

240 |
 241 | thence South 00°59'18" East, along the east line of
 242 | the Northeast Quarter (NE 1/4) of said Section 10, a
 243 | distance of 2637.04 feet to the southeast corner of
 244 | said Northeast Quarter (NE 1/4);

245 |
 246 | thence South 00°59'17" East, along the east line of
 247 | the Southeast Quarter (SE 1/4) of said Section 10, a
 248 | distance of 2637.03 feet to the southeast corner of
 249 | said Section 10;

250 |
 251 | thence North 89°25'05" West, along the south line of
 252 | said Southeast Quarter (SE 1/4), a distance of 2637.48
 253 | feet to the southwest corner of said Southeast Quarter
 254 | (SE 1/4);

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256 | thence continue North 89°25'05" West, along the south
 257 | line of the Southwest Quarter (SW 1/4) of said Section
 258 | 10, a distance of 2637.47 feet to the southwest corner
 259 | of said Section 10 and the southeast corner of said
 260 | Section 9;

261 |
 262 | thence North 89°26'06" West, along the south line of
 263 | the Southeast Quarter (SE 1/4) of said Section 9, a
 264 | distance of 2641.24 feet to the southwest corner of
 265 | said Southeast Quarter (SE 1/4);

266 |
 267 | thence continue North 89°26'06" West, along the south
 268 | line of the Southwest Quarter (SW 1/4) of said Section
 269 | 9, a distance of 2641.24 feet to the southwest corner
 270 | of said Section 9 and the southeast corner of said
 271 | Section 8;

272 |
 273 | thence North 89°25'53" West, along the south line of
 274 | the Southeast Quarter (SE 1/4) of said Section 8, a
 275 | distance of 2639.96 feet to the southwest corner of
 276 | said Southeast Quarter (SE 1/4);

277 |
 278 | thence North 89°25'52" West, along the south line of
 279 | the Southwest Quarter (SW 1/4) of said Section 8, a
 280 | distance of 2639.96 feet to the southwest corner of

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281 | said Section 8 and the southeast corner of said
 282 | Section 7;

283 |
 284 | thence North 89°46'06" West, along the south line of
 285 | the Southeast Quarter (SE 1/4) of said Section 7, a
 286 | distance of 2399.06 feet to the southwest corner of
 287 | said Southeast Quarter (SE 1/4);

288 |
 289 | thence North 89°46'05" West, along the south line of
 290 | the Southwest Quarter (SW 1/4) of said Section 7, a
 291 | distance of 2399.06 feet to the POINT OF BEGINNING.

292 |
 293 | Less therefrom the following described parcel:

294 |
 295 | A portion of the Southwest Quarter (SW 1/4) of said
 296 | Section 28 described as follows:

297 |
 298 | COMMENCING ~~BEGINNING~~ at the southwest corner of said
 299 | Southwest Quarter (SW 1/4);

300 |
 301 | thence North 89°36'59" East, along the south line of
 302 | said Southwest Quarter (SW 1/4), a distance of 30.00
 303 | feet to the Point of Beginning;

304 |
 305 | Thence North 01°15'11" West, along a line parallel
 306 | with and 30.00 feet east of the west line of said

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307 Southwest Quarter (SW 1/4), a distance of 769.83 feet
 308 to a line parallel with and 769.74 feet north of the
 309 south line of said Southwest Quarter;
 310
 311 thence North 89°36'59" East, along said parallel line,
 312 a distance of 1387.00 feet to a line parallel with and
 313 1416.84 feet east ~~west~~ of the west line of said
 314 Southwest Quarter;
 315
 316 thence South 01°15'11" East, along said parallel line,
 317 a distance of 769.83 feet to the south line of said
 318 Southwest Quarter (SW 1/4);
 319
 320 thence South 89°36'59" West, along said south line, a
 321 distance of 1387.00 feet to the POINT OF BEGINNING.
 322
 323 Said land being in Broward County, Florida.
 324
 325 Containing 8759.209 ~~8683.696~~ acres, more or less.
 326 Section 2. This act shall take effect upon becoming a law.