

**RESOLUTION NO. 2003-75**

**A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF SOUTHWEST RANCHES, FLORIDA, APPROVING THE FINALIZED LOT BOUNDARIES FOR THE SUNHAWK STABLES PLAT; AND AUTHORIZING THE MAYOR, TOWN ADMINISTRATOR AND TOWN ATTORNEY TO EXECUTE THE NECESSARY DOCUMENTATION TO EFFECTUATE THE APPROVED LOT BOUNDARIES; AND PROVIDING AN EFFECTIVE DATE THEREFOR.**

**WHEREAS**, the Sunhawk Stables Plat described as Lot 1: Parcel "A", of "Sunhawk Stables" according to the Plat thereof as recorded in Plat Book 157, Page 21 of the Public Records of Broward County, Florida, less therefrom the South 288.68 feet thereof. Containing 111,846 square feet, 2.5676 acres; Lot 2: The North 144.34 feet of the South 288.68 feet of Parcel "A", "Sunhawk Stables" according to the plat thereof as recorded in Plat Book 157, Page 21 of the Public Records of Broward County, Florida. Containing 111,844 square feet, 2.5676 acres; Lot 3: The South 144.34 feet of Parcel "A", "Sunhawk Stables" according to the plat thereof as recorded in Plat Book 157, Page 21 of the Public Records of Broward County, Florida. Containing 111,843 square feet, 2.5676 acres. The subject property lying and being in Broward County, Florida, was approved by the Broward County Commission on July 20, 1993; and

**WHEREAS**, at a duly noticed public hearing held on December 12, 2002, the Town Council reviewed and approved a delegation request to modify the Sunhawk Stables Plat to allow three (3) single-family units to be built on a 7.70-acre parcel; and

**WHEREAS**, although the parcel's acreage and rough lot delineation seemed to comply with the minimum net lot size and width requirements, the Town Council requested that the finalized lot boundaries be reviewed by the Town Council prior to the issuance of the first building permit; and

**WHEREAS**, at a duly noticed public hearing held on September 10, 2003, the Town Council reviewed the finalized lot boundaries.

**NOW, THEREFORE BE IT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF SOUTHWEST RANCHES, FLORIDA:**


**Section 1.** That the foregoing "WHEREAS" clauses are hereby ratified and confirmed as being true and correct and are hereby made a specific part of this Resolution.

**Section 2.** That following the review of the staff report and all written and oral evidence received during the public hearing, the Town Council hereby approves the finalized lot boundaries for the Sunhawk Stables Plat.


**Section 3.** The Mayor, Town Administrator and Town Attorney are each authorized to execute such documentation that may be necessary to effectuate the approved lot boundaries.

**Section 4.** This Resolution shall become effective immediately upon adoption.

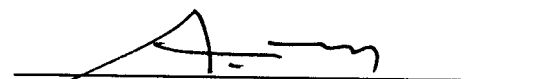
**PASSED AND ADOPTED** by the Town Council of the Town of Southwest Ranches, Florida, this 10th day of September 2003.

  
\_\_\_\_\_  
Mecca Fink, Mayor

Attest:

  
\_\_\_\_\_  
Shari Canada, Town Clerk

Approved as to Form and Correctness:

  
\_\_\_\_\_  
Gary A. Poliakoff, J.D., Town Attorney