

RESOLUTION NO. 2006 – 025

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF SOUTHWEST RANCHES, FLORIDA, SUPPORTING AND AUTHORIZING THE CROSS-ANNEXATION OF PROPERTY WITH THE CITY OF PEMBROKE PINES WHEREBY THIRTY (30) ACRES OF PROPERTY KNOWN AS THE FRONTIER TRAILS PARK WILL BE DE-ANNEXED BY THE CITY OF PEMBROKE PINES AND ANNEXED INTO THE TOWN OF SOUTHWEST RANCHES PINES AND THE APPROXIMATELY THIRTY (30) ACRES OF PROPERTY KNOWN AS THE LAGUNA ISLES COMMUNITY CENTER AND ADJOINING WETLANDS WILL BE DE-ANNEXED BY THE TOWN AND ANNEXED INTO THE CITY OF PEMBROKE PINES; AUTHORIZING THE MAYOR, TOWN ADMINISTRATOR AND TOWN ATTORNEY TO EXECUTE ANY AND ALL DOCUMENTS NECESSARY TO EFFECTUATE THE INTENT OF THIS RESOLUTION; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the approximately thirty (30) acres of property, known as the Frontier Trails Park, is owned by the Town, but currently resides in the City of Pembroke Pines; and

WHEREAS, the approximately thirty (30) acres of property, known as the Laguna Isles Community Center and adjoining wetlands, is currently located in the Town, but the rest of the Laguna Isles community resides in the City of Pembroke Pines; and

WHEREAS, both municipalities desire to return these properties to the appropriate municipality; and

WHEREAS, the Town and City have agreed to pursue the cross-annexation of these two properties through legislative action during the 2006 and 2007 sessions of the Florida Legislature, or through voluntary annexation; and

WHEREAS, the Town Council deems it to be in the best interests of the citizens and residents of the Town to adopt this Resolution supporting and authorizing the cross-annexation described herein.

NOW, THEREFORE BE IT RESOLVED by the Town Council of the Town of Southwest Ranches, Florida:

Section 1. The above referenced recitals are true and correct and are incorporated herein by reference.

Section 2. The Town Council hereby approves the annexation of the approximately thirty (30) acres of property known as the Frontier Trails Park, as delineated in Exhibit "A", from the City of Pembroke Pines and into the Town of Southwest Ranches. The Town covenants and agrees that the Frontier Trails Park will be used solely for park and open spaces, and will be open to all Broward County residents.

Section 3. The Town Council hereby approves the de-annexation of the approximately thirty (30) acres of property known as the Laguna Isles Community Center and adjoining wetlands, as delineated in Exhibit "B", from the Town and into the City of Pembroke Pines. The City shall restrict the use of the property to a community center and adjoining wetlands.

Section 4. Although the annexations contemplated herein may be made pursuant to a Special Act of the Florida Legislature, in the event that such Special Act is not approved during the 2006 or 2007 Legislative Sessions, the parties shall endeavor to seek a voluntary annexation pursuant to Chapter 171, Florida Statutes.

Section 5. The Mayor, Town Administrator and Town Attorney are each authorized to any and all documents necessary to effectuate the intent of this Resolution.

Section 6. That this Resolution shall become effective immediately upon the adoption of the Town and upon the adoption of the City of Pembroke Pines.

PASSED AND ADOPTED by the Town Council of the Town of Southwest Ranches, Florida, this 20th day of December, on a motion by Council Member Don Maines and seconded by Council Member Aster Knight.

Fink	<u>Y</u>	Ayes	<u>5</u>
Blanton	<u>Y</u>	Nays	<u>0</u>
Knight	<u>Y</u>	Absent	<u>0</u>
Maines	<u>Y</u>	Abstaining	<u>0</u>
Nelson	<u>Y</u>		

[Signatures on Following Page]

Mecca Fink

Mecca Fink, Mayor

ATTEST:

Susan A. Owens
Susan A. Owens, Town Clerk

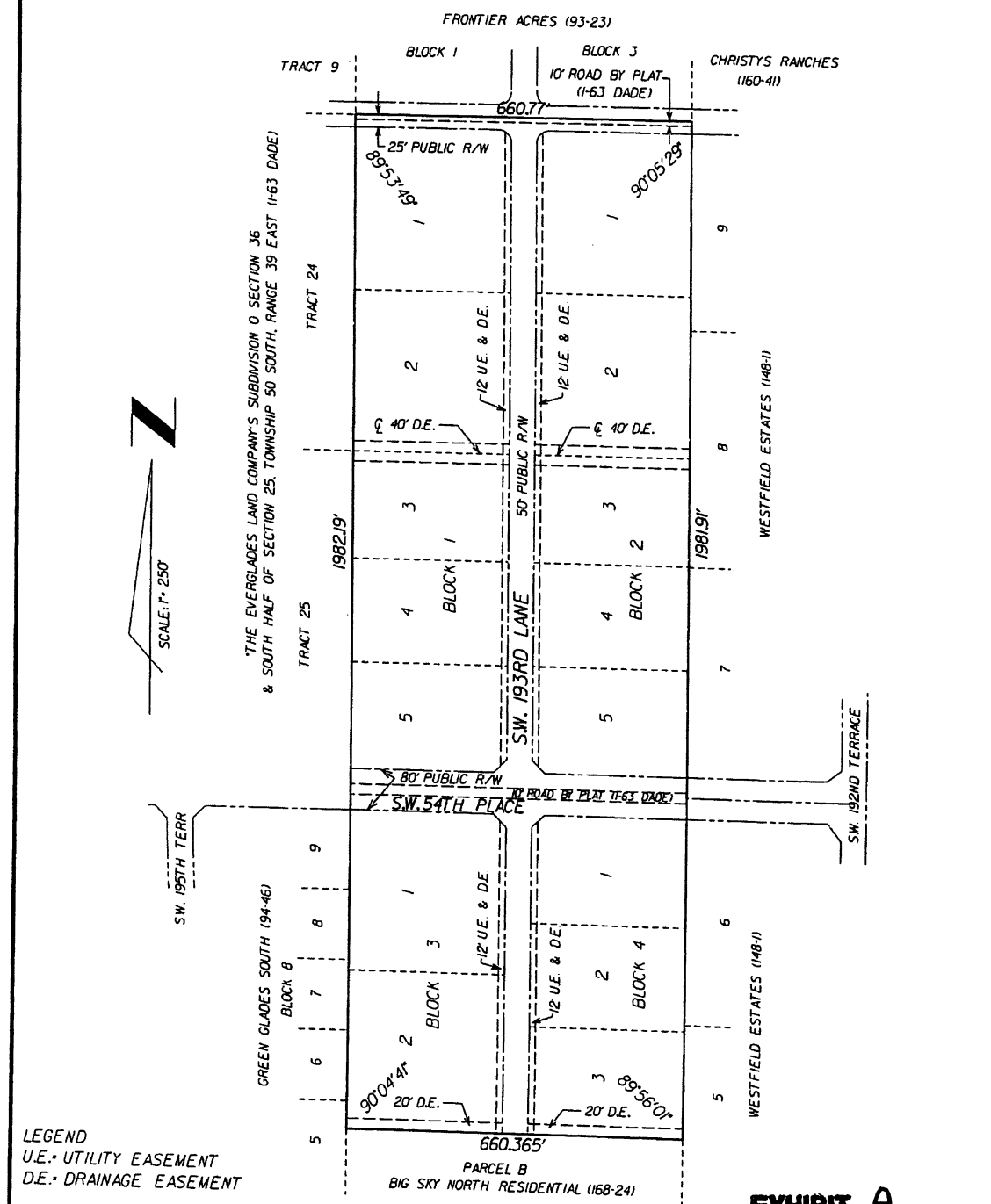
Approved as to Form and Correctness:

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

949567_1.DOC

DESCRIPTION

ALL OF THE PLAT OF "FRONTIER TRAILS", AS RECORDED IN PLAT BOOK 97, PAGE 8, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, SAID LANDS SITUATE IN THE CITY OF PEMBROKE PINES, BROWARD COUNTY, FLORIDA AND CONTAINING 30.057 ACRES, MORE OR LESS.



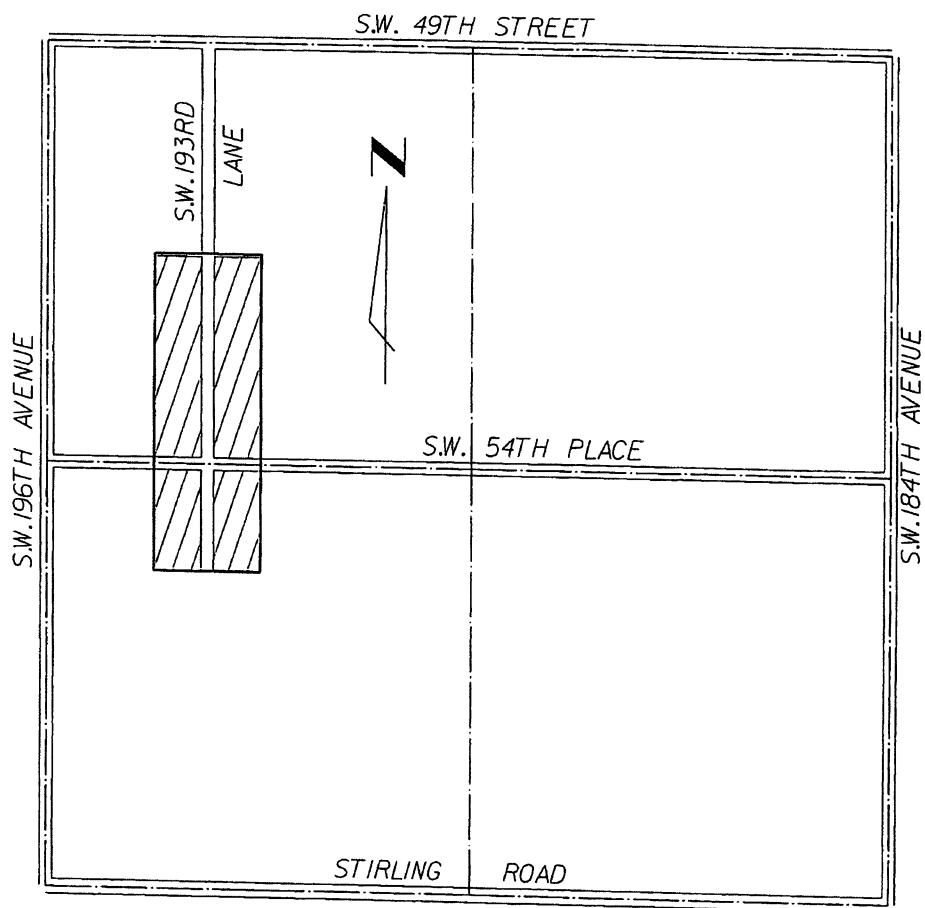
LEGEND
 U.E. - UTILITY EASEMENT
 D.E. - DRAINAGE EASEMENT

EXHIBIT A

NOTE: NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER. THIS IS NOT A SKETCH OF SURVEY, IT IS ONLY THE GRAPHIC REPRESENTATION OF THE DESCRIPTION DEPICTED HEREON.

BY: *Mark D. Sturgis*
 MARK D. STURGIS
 PROFESSIONAL SURVEYOR AND MAPPER NO. 4829
 STATE OF FLORIDA

CITY OF PEMBROKE PINES, BROWARD COUNTY, FLORIDA		SKETCH AND DESCRIPTION "FRONTIER TRAILS"			
WINNINGHAM & FRADLEY, INC. ENGINEERS - PLANNERS - SURVEYORS 111 N.E. 44th STREET, OAKLAND PARK, FL 33334 954-771-7440 FAX: 954-771-0228		DRAWN: CEG CHECKED:	DATE: 11-06 DATE:	PROJECT NUMBER S03-0010	SHEET 1 OF 1



LOCATION MAP

SECTION 25-50-39
NOT TO SCALE

EXHIBIT A

CITY OF PEMBROKE PINES, BROWARD COUNTY, FLORIDA		LOCATION MAP			
WINNINGHAM & FRADLEY, INC. ENGINEERS • PLANNERS • SURVEYORS <small>111 N.E. 44th STREET, OAKLAND PARK, FL 33334 954-771-7440 FAX: 954-771-0298</small>		"FRONTIER TRAILS"		PROJECT NUMBER	SHEET
<small>EB-0002995</small>	<small>LB-0002995</small>	<small>DRAWN: CEG</small>	<small>DATE: 1-11-06</small>	S03-0010	1 OF 1
<small>...IS03-0010\LOC. MAP SKETCH.dgn 1/16/2006 11:47:20 AM</small>		<small>CHECKED:</small>	<small>DATE:</small>		

N. BOUNDARY FPL EASEMENT
(O.R.B. 5429, PG. 931, B.C.R.)

PARCEL C
15' U.E. PER PLAT
N89°53'13"E 615.03'



PARCEL A
BIG SKY NORTH RESIDENTIAL
(168-24)

W. BOUNDARY PARCEL C
N01°46'07"W 2231.07'
2331.11'

PARCEL C

BOUNDARY OF
MITIGATION AREA 4
(O.R.B. 32972, PG. 883, B.C.R.)

15'

W. BOUNDARY 15' U.E.

S01°46'15"E 1478.21'

E. BOUNDARY PARCEL C

R= 1485.00'
D= 14°29'42"
A= 375.68'

R= 1575.00'
D= 12°36'11"
A= 346.44'

P.O.B. SW. CORNER
PARCEL C

S. BOUNDARY
PARCEL C

15' U.E.
PER PLAT

35' R/W DEDICATED
BY PLAT (168-24)

N01°46'07"W
100.04'

S. BOUNDARY
SECTION 1-51-39

SHERIDAN STREET
S89°53'41"W 481.26'

SW. 190TH AVE.

S44°53'41"W
51.23'
S01°46'15"E
100.04'

EXHIBIT B

LEGEND
P.O.B.- POINT OF BEGINNING
O.R.B.- OFFICIAL RECORDS BOOK
B.C.R.- BROWARD COUNTY RECORDS
R- RADIUS
D- DELTA (CENTRAL ANGLE)
A- ARC

By: *Mark D. Sturgis*
MARK D. STURGIS
PROFESSIONAL SURVEYOR AND MAPPER NO. 4829
STATE OF FLORIDA

NOTE: NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL
RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
THIS IS NOT A SKETCH OF SURVEY. IT IS ONLY THE GRAPHIC
REPRESENTATION OF THE DESCRIPTION DEPICTED ON SHEET 2 OF 2.

BIG SKY NORTH RESIDENTIAL

TOWN OF SOUTHWEST RANCHES, BROWARD COUNTY, FLORIDA

SKETCH OF

PORTION OF PARCEL C AND R/W

W WINNINGHAM & FRADLEY, INC.
ENGINEERS - PLANNERS - SURVEYORS
111 N.E. 4TH STREET, OAKLAND PARK, FL 33334 954-771-7440 FAX 954-771-0298

EB-0002995
LB-0002995

DRAWN: CEG DATE: 11-06
CHECKED: DATE:


PROJECT NUMBER
S03-0010

SHEET
1 OF 2

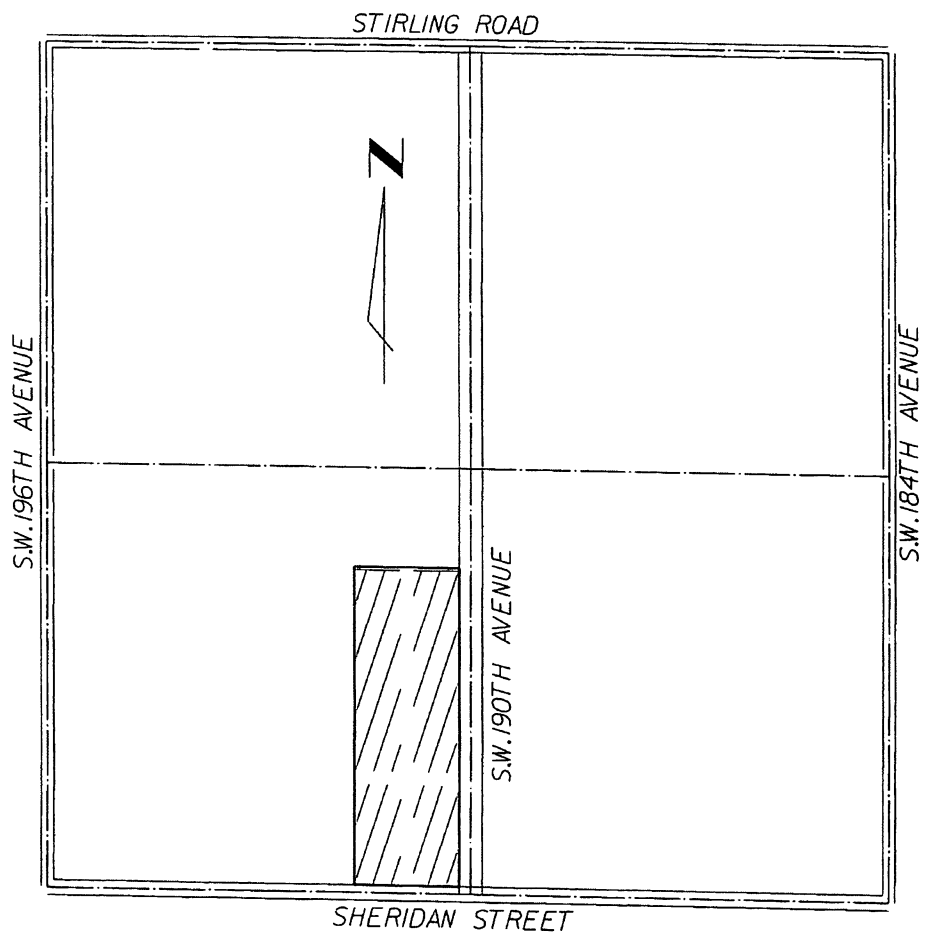
DESCRIPTION

A PORTION OF PARCEL C, ACCORDING TO THE PLAT OF BIG SKY NORTH RESIDENTIAL, AS RECORDED IN PLAT BOOK 168 AT PAGE 24 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, TOGETHER WITH A PORTION OF THE RIGHT-OF-WAY OF SHERIDAN STREET AS NOW LOCATED AND CONSTRUCTED, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS; BEGINNING AT THE SOUTHWEST CORNER OF SAID PARCEL C; THENCE RUN NORTH 0°46'07" WEST (ON A PLAT BEARING) 2231.07 FEET ALONG THE WEST BOUNDARY OF SAID PARCEL C, TO AN INTERSECTION WITH THE NORTH BOUNDARY OF THAT CERTAIN FPL EASEMENT AS DESCRIBED IN THE INSTRUMENT FOUND IN OFFICIAL RECORDS BOOK 5429 AT PAGE 931 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA; THENCE RUN NORTH 89°53'13" EAST 615.03 FEET ALONG SAID NORTH BOUNDARY, TO AN INTERSECTION WITH A LINE 15 FEET WEST OF, AS MEASURED AT RIGHT ANGLES, AND PARALLEL WITH THE EAST BOUNDARY OF SAID PARCEL C; THENCE RUN SOUTH 0°46'15" EAST 1478.21 FEET ALONG SAID PARALLEL LINE, TO A POINT OF CURVATURE OF A CURVE TO THE RIGHT; THENCE ALONG SAID PARALLEL LINE, ON THE ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 1485.00 FEET AND A CENTRAL ANGLE OF 14°29'42" RUN SOUTHWESTERLY 375.68 FEET TO A POINT OF REVERSE CURVATURE; THENCE ALONG SAID PARALLEL LINE, ON THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 1575.00 FEET AND A CENTRAL ANGLE OF 12°36'11" RUN SOUTHWESTERLY 346.44 FEET; THENCE RUN SOUTH 44°53'41" WEST 51.23 FEET ALONG SAID PARALLEL LINE AND ITS EXTENSION TO AN INTERSECTION WITH THE SOUTH BOUNDARY OF SAID PARCEL C; THENCE RUN SOUTH 0°46'15" EAST 100.04 FEET TO AN INTERSECTION WITH THE SOUTH BOUNDARY OF SECTION 1, TOWNSHIP 51 SOUTH, RANGE 39 EAST; THENCE RUN SOUTH 89°53'41" WEST 481.26 FEET ALONG SAID SOUTH BOUNDARY OF SECTION 1, TO AN INTERSECTION WITH THE SOUTHERLY EXTENSION OF THE WEST BOUNDARY OF SAID PARCEL C; THENCE RUN NORTH 0°46'07" WEST 100.04 FEET ALONG SAID SOUTHERLY EXTENSION TO THE POINT OF BEGINNING. SAID LANDS SITUATE IN THE TOWN OF SOUTHWEST RANCHES, BROWARD COUNTY, FLORIDA AND CONTAINING 31.748 ACRES, MORE OR LESS.

EXHIBIT B

BIG SKY NORTH RESIDENTIAL TOWN OF SOUTHWEST RANCHES, BROWARD COUNTY, FLORIDA		DESCRIPTION OF PORTION OF PARCEL C AND R/W			
 WINNINGHAM & FRADLEY, INC. ENGINEERS - PLANNERS - SURVEYORS <small>111 N.E. 44th STREET, OAKLAND PARK, FL 33334 954-771-7440 FAX: 954-771-0598</small>	<small>EB-0002995</small> <small>LB-0002995</small>	<small>DRAWN:</small> <small>CHECKED:</small>	<small>CEG</small> <small>DATE:</small>	<small>11-06</small> <small>DATE:</small>	<small>PROJECT NUMBER</small> <small>SHEET</small>
					S03-0010 2 OF 2

...PARCEL C BIGSKY N RES.dgn 1/16/2006 10:54:46 AM



LOCATION MAP

SECTION 1-51-39
NOT TO SCALE

EXHIBIT 13

CITY OF PEMBROKE PINES, BROWARD COUNTY, FLORIDA		LOCATION MAP			
WINNINGHAM & FRADLEY, INC. ENGINEERS • PLANNERS • SURVEYORS 111 N.E. 44th STREET, OAKLAND PARK, FL 33334 954-771-7440 FAX: 954-771-0288		BIG SKY NORTH RESIDENTIAL			
EB-0002995	DRAWN: CEG	DATE: 11-06	PROJECT NUMBER	SHEET	
18-0002995	CHECKED:	DATE:	S03-0010	1 OF 1	

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