

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF PASCO COUNTY, FLORIDA, SETTING FORTH THE INTENTION TO USE THE UNIFORM METHOD OF COLLECTING NON-AD VALOREM SPECIAL ASSESSMENTS FOR THE GULF HARBORS/FLOR-A-MAR PARK CONSERVATION MUNICIPAL SERVICE BENEFIT UNIT, IN ACCORDANCE WITH SECTION 197.3632, FLORIDA STATUTES; PROVIDING FOR THE NEED FOR SAID ASSESSMENTS; PROVIDING FOR A LEGAL DESCRIPTION OF THE REAL PROPERTY SUBJECT TO THE LEVY OF THE ASSESSMENTS; PROVIDING FOR SEVERABILITY AND AN EFFECTIVE DATE.

WHEREAS, the former Flor-a-Mar (Gulf Harbors) Golf Course, consisting of approximately 50 acres and located west of U.S. 19 in the Gulf Harbors/Flor-a-mar community (the Property) has been found to serve as a hotspot for numerous species of migratory waterfowl and shorebirds, which are attracted to the salt barrens of the area; and

WHEREAS, this natural feature of the Property also attracts rare sandpipers and other uncommon birds and has been deemed a valuable ecological resource, and for this reason, the Environmental Lands Acquisition Selection Committee recommended adding the Property to the Environmental Lands Acquisition and Management Program (ELAMP) Acquisition List, which was approved by the Board on July 7, 2013; and

WHEREAS, some members of Gulf Harbors Civic Association, Inc. have asked if the residents could participate in the joint acquisition of the Property for conservation and use as a passive park (the Park); and

WHEREAS, to fund the purchase of the Property, the Board intends to create the GULF HARBORS/FLOR-A-MAR PARK CONSERVATION MUNICIPAL SERVICE BENEFIT UNIT (MSBU); and

WHEREAS, the Board intends to levy assessments against the real property within the MSBU, to fund the Project and the annual maintenance of the Property; and

WHEREAS, Section 197.3632, Florida Statutes, provides authority for local governments to use the Uniform Method of collecting non-ad valorem assessments for any assessment levied pursuant to general or special law or local government ordinance or resolution; and

WHEREAS, the Board has determined that the collection and enforcement of such assessments can best be accomplished through the Uniform Method.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Pasco County, Florida:

Section 1. That the foregoing "whereas" clauses are true and correct, are hereby ratified and confirmed by the Board, and are incorporated herein and made a part hereof.

Section 2. That the Board intends to use the Uniform Method for collecting non-ad valorem assessments, as authorized by Section 197.3632, Florida Statutes, for the purpose of funding the Project and the MSBU.

Section 3. That the levy and collection of assessments in the MSBU is needed for the payment of costs incurred by Pasco County for collecting the annual assessments and for the cost of the Project and the MSBU, for the benefit of the real property therein and is in the public interest.

Section 4. That the legal description of the boundaries of the real property subject to the levy of the assessment is set forth in Exhibit "A," attached hereto and made a part hereof.

Section 5. That immediately following adoption of this Resolution and by January 10, 2017, the Clerk to the Board is requested to forward a copy of this Resolution, by United States mail, to the Property Appraiser for Pasco County, the Tax Collector for Pasco County, and the Department of Revenue of the State of Florida.

Section 6. If any clause, section, or other part or application of this Resolution is held by any court of competent jurisdiction to be unconstitutional or invalid, in part or application, it shall not affect the validity of the remaining portions or application of this Resolution.

Section 7. That this Resolution shall become effective immediately upon its passage and adoption, and shall continue from year to year until such time as the Board intends to discontinue using the Uniform Method of collecting such assessment. At such time as the Board intends to discontinue use of the Uniform Method, it shall inform the Property Appraiser for Pasco County, the Tax Collector for Pasco County, and the Department of Revenue of the State of Florida by January 10 of that year.

DONE AND RESOLVED this _____ day of _____, 2016.

(SEAL)

BOARD OF COUNTY COMMISSIONERS
OF PASCO COUNTY, FLORIDA

ATTEST:

BY: _____
PAULA S. O'NEIL, Ph.D.
CLERK & COMPTROLLER

BY: _____
KATHRYN STARKEY
CHAIRMAN

Exhibit "A"

MAP AND LEGAL DESCRIPTION

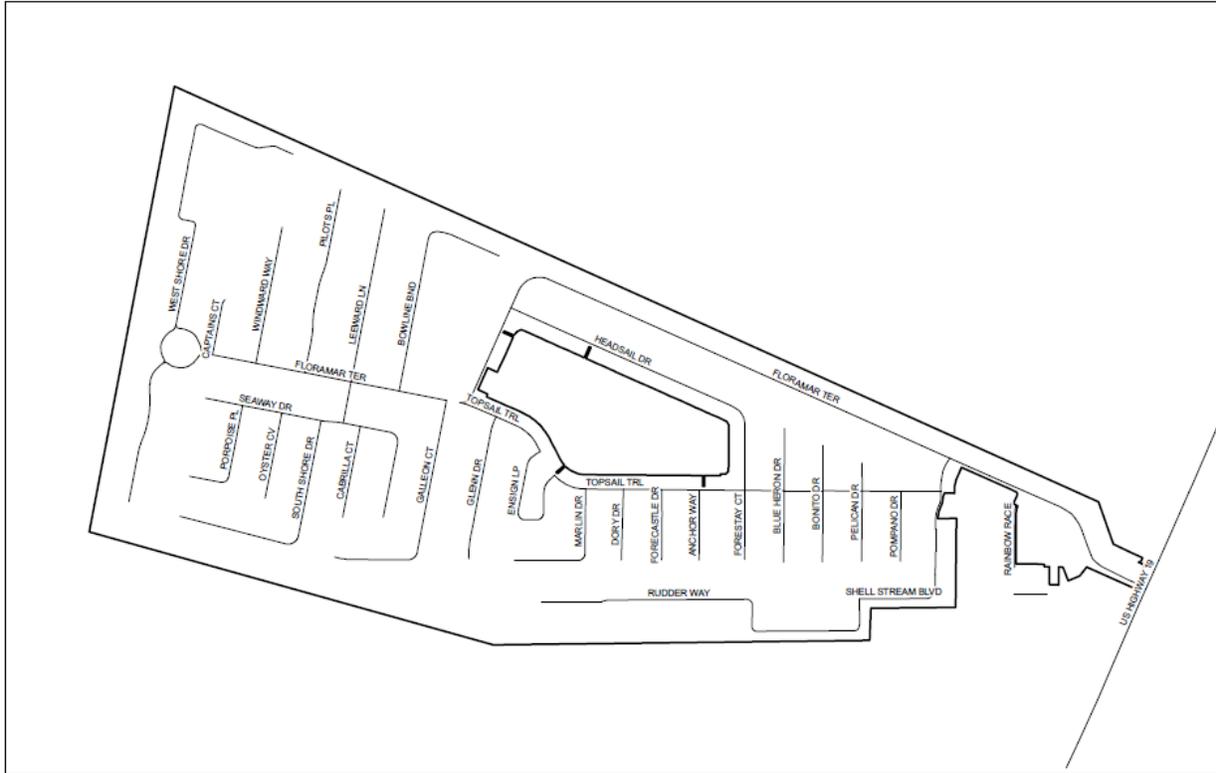


Exhibit "A"

(Continued)

LEGAL DESCRIPTION OF MSBU

GULF HARBORS MSBU

A portion Sections 12 and 13, Township 26 South, Range 15 East, Pasco County, Florida and a portion of Sections 7, 17 and 18, Township 26 South, Range 16 East, Pasco County, Florida, all being further described as follows:

Commence at the Northwest corner of said Section 18; thence along the South 00°14'32" West, a distance of 1338.14 feet for a **POINT OF BEGINNING**; thence South 89°28'22" West, a distance of 1050.02 feet; thence North 75°12'29" West, a distance of 4499.88 feet; thence North 11°02'19" East, a distance of 4640.65 feet; thence South 65°58'25" East, a distance of 10373.71 feet; thence South 20°58'48" East, a distance of 494.80 feet; thence South 65°57'00" East, a distance of 188.04 feet; thence South 65°58'50" East, a distance of 140.00 feet; thence South 24°01'37" West, a distance of 40.00 feet; thence South 69°01'06" West, a distance of 28.29 feet; thence South 65°58'52" East, a distance of 75.00 feet to the West right-of-way of U.S. Highway 19; thence along the West right-of-way of U.S. Highway 19, South 24°01'38" West, a distance of 260.0 feet to the South right-of-way of Floramar Terrace; thence North 65°58'48" West, a distance of 390.14 feet to a point of curvature; thence 44.37 feet along the arc of a curve to the right, said curve having a radius of 285.44 feet, a central angle of 08°54'24" and a chord of 44.33 feet which bears North 61°48'43" West to a point of reverse curvature; thence 29.02 feet along the arc of a curve to the left, said curve having a radius of 25.00 feet, a central angle of 66°30'50" and a chord of 27.42 feet which bears South 89°23'04" West to a point of compound curvature; thence 123.06 feet along the arc of a curve to the left, said curve having a radius of 200.00 feet, a central angle of 35°15'17" and a chord of 121.13 feet which bears South 38°30'01" West; thence North 30°23'59" West, a distance of 88.63 feet; thence North 73°13'20" West, a distance of 2.17 feet; thence South 24°01'28" West, a distance of 338.02 feet; thence North 89°33'55" West, a distance of 22.31 feet; thence North 00°26'05" East, a distance of 155.49 feet to a point of curvature; thence 53.86 feet along the arc of a curve to the right, said curve having a radius of 45.00 feet, a central angle of 68°34'35" and a chord of 50.70 feet which bears North 34°43'22" East; thence North 20°59'07" West, a distance of 167.47 feet to a point of curvature; thence 23.94 feet along the arc of a curve to the left, said curve having a radius of 20.00 feet, a central angle of 68°34'47" and a chord of 22.54 feet which bears North 55°16'31" West; thence North 89°33'54" West, a distance of 29.43 feet; thence South 00°33'02" West, a distance of 182.94 feet; thence North 89°26'58" West, a distance of 95.40 feet; thence North 00°33'02" East, a distance of 182.75 feet; thence North 89°33'56" West, a distance of 51.19 feet; thence North 00°26'03" East, a distance of 22.82 feet; thence North 89°33'56" West, a distance of 103.00 feet; thence North 00°26'05" East, a distance of 7.18 feet; thence North 89°33'56" West, a distance of 192.26 feet; thence North 00°26'04" East, a distance of 520.09 feet to a point of curvature; thence 77.40

feet along the arc of a curve to the right, said curve having a radius of 188.05 feet, a central angle of $23^{\circ}35'00''$ and a chord of 76.86 feet which bears North $12^{\circ}13'34''$ East; thence North $65^{\circ}58'56''$ West, a distance of 50.00 feet; thence North $24^{\circ}01'04''$ East, a distance of 100.00 feet to a point of curvature; thence 39.27 feet along the arc of a curve to the left, said curve having a radius of 25.00 feet, a central angle of $90^{\circ}00'00''$ and a chord of 35.36 feet which bears North $20^{\circ}58'56''$ West; thence North $65^{\circ}58'56''$ West, a distance of 613.30 feet; thence South $24^{\circ}01'04''$ West, a distance of 134.19 feet to a point of curvature; thence 82.22 feet along the arc of a curve to the left, said curve having a radius of 200.00 feet, a central angle of $23^{\circ}33'14''$ and a chord of 81.64 feet which bears South $12^{\circ}14'27''$ West; thence South $00^{\circ}27'50''$ West, a distance of 62.87 feet; thence North $89^{\circ}32'10''$ West, a distance of 104.00 feet; thence South $00^{\circ}27'50''$ West, a distance of 23.45 feet; thence North $89^{\circ}32'10''$ West, a distance of 12.50 feet to a non-tangent curve; thence 129.26 feet along the arc of a curve to the right, said curve having a radius of 285.46 feet, a central angle of $25^{\circ}56'39''$ and a chord of 128.16 feet which bears South $13^{\circ}26'09''$ West to a point of reverse curvature; thence 106.62 feet along the arc of a curve to the left, said curve having a radius of 235.46 feet, a central angle of $25^{\circ}56'39''$ and a chord of 105.71 feet which bears South $13^{\circ}26'09''$ West; thence South $00^{\circ}27'50''$ West, a distance of 9.35 feet; thence North $89^{\circ}27'57''$ East, a distance of 190.00 feet; thence South $00^{\circ}27'43''$ West, a distance of 916.11 feet; thence South $89^{\circ}32'12''$ West, a distance of 880.08 feet; thence South $00^{\circ}30'20''$ West, a distance of 333.10 feet; thence South $89^{\circ}28'22''$ West, a distance of 2633.04 feet to the **POINT OF BEGINNING.**