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ORDINANCE NO. O2015-4

AN ORDINANCE OF THE CITY OF WILDWOOD, FLORIDA, PROVIDING FOR THE VOLUNTARY ANNEXATION OF CERTAIN REAL PROPERTY CONSISTING OF APPROXIMATELY 5.45 ACRES BEING GENERALLY LOCATED TO THE NORTHWEST OF INTERSECTION OF C-44A AND POWELL ROAD; IN SECTION 8, TOWNSHIP 19 SOUTH, RANGE 23 EAST; WHICH IS CONTIGUOUS TO THE CITY LIMITS OF THE CITY OF WILDWOOD AND LOCATED IN THE CITY'S JOINT PLANNING AREA; PROVIDING THAT SECTION 1-14 OF THE CITY OF WILDWOOD CODE OF ORDINANCES IS AMENDED TO INCLUDE THE ANNEXED PROPERTY; AND PROVIDING FOR AN EFFECTIVE DATE.

Now, therefore, **BE IT ORDAINED** by the City Commission of the City of Wildwood, Florida:

SECTION 1. Based upon the petition of the owner/purchaser of the following described real property, which is generally located on the north side of County Road 44A and west of Powell Road, to be annexed into the City, the property is hereby annexed into the City of Wildwood pursuant to Section 171.044, Florida Statutes. The City Commission finds that the property is contiguous to the City of Wildwood; is located within the City's Joint Planning Area with Sumter County; and meets all legal requirements for annexation. The annexed property lying in Sumter County, Florida owned by Carlos Bailey, is more particularly described as follows:

Parcel G08=021
Carlos Bailey
5.45 +/- Acres

LEGAL DESCRIPTION

THE WEST 1/2 OF THE NORTH 1/2 OF THE NE 1/4 OF THE SE 1/4 OF SECTION 8, TOWNSHIP 19 SOUTH, RANGE 23 EAST, SUMTER COUNTY, FLORIDA, LYING NORTH OF STATE ROAD NO. 44-A (WIDTH VARIES); LESS AND EXCEPT THE FOLLOWING DESCRIBED LANDS:

BEGIN AT THE NORTHEAST CORNER OF THE WEST 1/2 OF THE NORTH 1/2 OF THE NE 1/4 OF THE SE 1/4 OF SAID SECTION 8, THENCE SOUTH 00°04'10" WEST ALONG THE EAST BOUNDARY THEREOF, 664.04 FEET TO THE SOUTHEAST CORNER OF THE WEST 1/2 OF SAID NORTH 1/2; THENCE WEST ALONG THE SOUTH BOUNDARY OF THE WEST 1/2 OF THE SAID NORTH 1/2, A DISTANCE OF 101.84 FEET TO THE INTERSECTION WITH THE NORTH RIGHT OF WAY LINE OF AFOREMENTIONED STATE ROAD NO. 44-A; THENCE DEPARTING SAID SOUTH BOUNDARY, PROCEED NORTH 65°34'20" WEST ALONG SAID RIGHT OF WAY LINE, 183.23 FEET; THENCE DEPARTING SAID RIGHT OF

27-

[Redacted]

City of Wildwood
1200 N Magn St
Wildwood, FL 34785 ✓

Return to

[Redacted]

[Redacted]

WAY LINE, PROCEED NORTH 21°36'01" EAST, 133.89 FEET; THENCE NORTH 07°55'49" EAST, 468.87 FEET TO A POINT ON THE NORTH BOUNDARY OF THE WEST 1/2 OF SAID NORTH 1/2; THENCE SOUTH 89°46'30" EAST ALONG SAID NORTH BOUNDARY, 155.50 FEET TO THE POINT OF BEGINNING.

CONTAINING 5.45 ACRES, MORE OR LESS.

SECTION 2. All of the above described annexed property shall liable for its proportionate share of the future and existing indebtedness of the City of Wildwood.

SECTION 3. All of the above described annexed property shall be subject to the laws and ordinance of the City of Wildwood as if this territory had been a part of the City of Wildwood at the time of passage and approval of said laws and ordinances.

SECTION 4. Until such time as the City amends its comprehensive plan, the current Sumter County zoning classification and future land use regulations will remain in full force and effect.

SECTION 5. Section 1-14 of the City of Wildwood Code of Ordinances is hereby amended to include the legal description of the annexed parcel pursuant to this Ordinance. The location map identifying the property to be annexed are attached hereto as "Exhibit A" and incorporated herein by reference.

SECTION 6. If any portion of this Ordinance is declared invalid for any purpose, the remaining portion shall remain valid and in full force and effect.

SECTION 7. This Ordinance shall take effect upon final approval by the City Commission.

DONE AND ORDAINED this 27th day of April, 2015, by the City Commission of the City of Wildwood, Florida.

SEAL

ATTEST

Cassandra Lippincott, City Clerk

CITY COMMISSION
CITY OF WILDWOOD, FLORIDA

Ed Wolf, Mayor

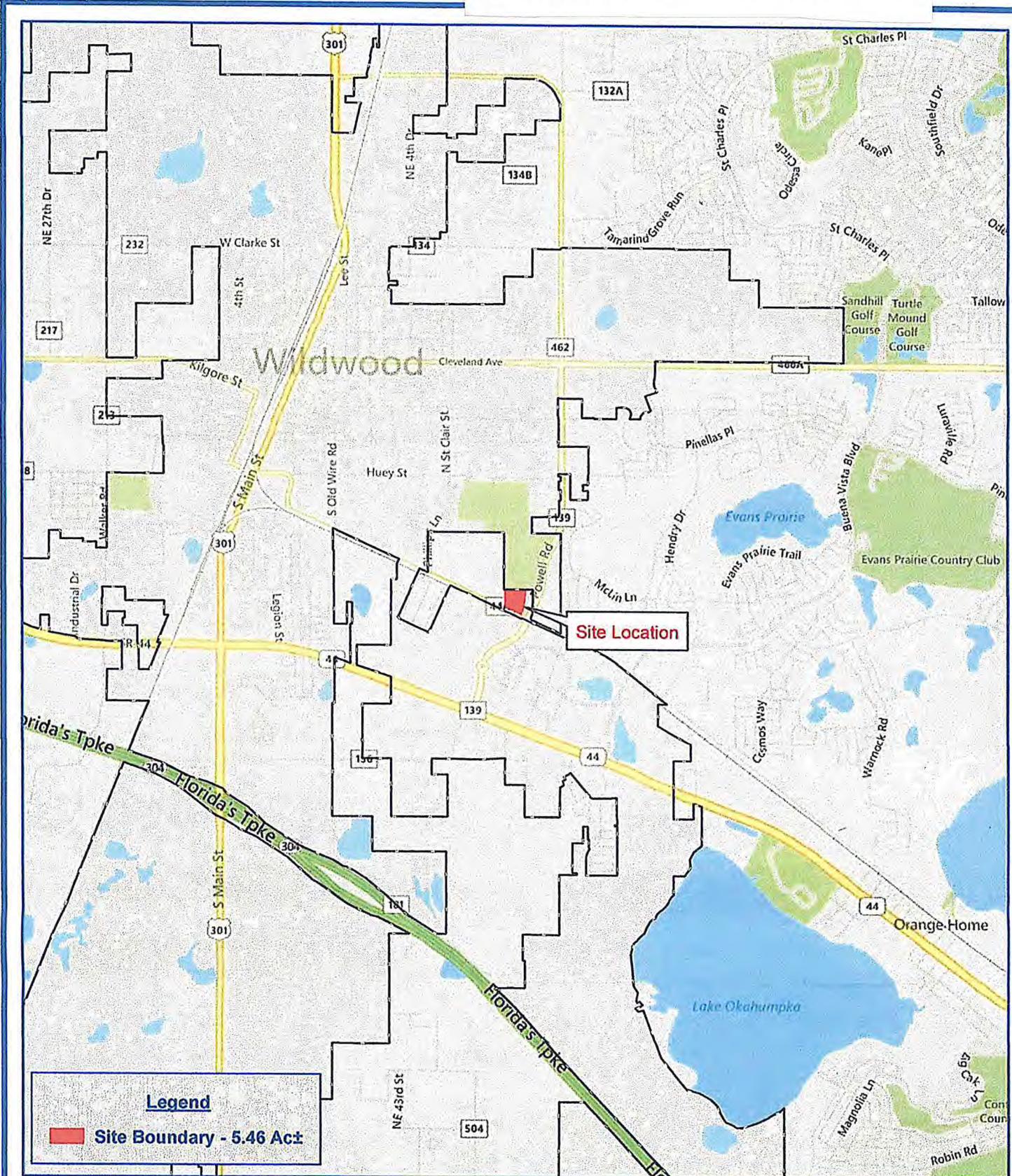
First Reading: April 13, 2015

Second Reading: April 27, 2015

Approved as to form:

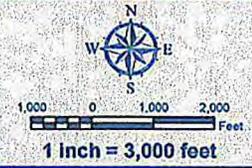
Ashley Hunt, City Attorney

Inst:201560015827 Date:5/18/2015 Time:9:57 AM
DC,Gloria R. Hayward,Sumter County Page 2 of 3 B:2959 P:690



Legend

 Site Boundary - 5.46 Ac±



**City of Wildwood
Brownwood Properties, LLC**
Sumter County, Florida
Location Map

Project: 1614-1
File: Location.mxd
Name: Brownwood
PM: Sherie Lindh
Date: February 17, 2016
Created By: J. Wilson



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