

ORDINANCE 2023-04

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF UMATILLA, FLORIDA, AMENDING THE BOUNDARIES OF THE CITY OF UMATILLA, COUNTY OF LAKE, STATE OF FLORIDA, IN ACCORDANCE WITH THE PROCEDURE SET FORTH IN SECTION 171.044, FLORIDA STATUTES, TO INCLUDE WITHIN THE CITY LIMITS APPROXIMATELY 38.42 ± ACRES OF LAND GENERALLY LOCATED WEST OF SR 19 AND SOUTH OF MAXWELL ROAD; DIRECTING THE CITY MANAGER TO PROVIDE CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL TO THE CLERK OF THE CIRCUIT COURT, THE LAKE COUNTY MANAGER AND THE SECRETARY OF STATE OF THE STATE OF FLORIDA; PROVIDING FOR SEVERABILITY; PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, a petition has been submitted for annexation of approximately 38.42 acres of land generally located west of SR 19 and south of Maxwell Road (the "Property") by Glendale Groves, LLC as Owner;

WHEREAS, the petition bears the signature of all applicable parties; and

WHEREAS, the required notice of the proposed annexation has been properly published; and

WHEREAS, the Property is contiguous to the City limits and may be annexed by the City of Umatilla.

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Umatilla, Florida, as follows:

Section 1.

The following described property consisting of approximately 38.42 acres of land generally located west of SR 19 and south of Maxwell Road, is hereby incorporated into and made part of the City of Umatilla Florida. The property is more particularly described and depicted as set forth on Exhibit "A" and as depicted on the map attached hereto as Exhibit "B" and incorporated herein by reference.

LEGAL DESCRIPTION: See Exhibit "A"

Alternate Key # 1081319, 1782252, and 3555058

Section 2. The City Clerk shall forward a certified copy of this Ordinance to the Clerk of the Circuit Court, the County Manager of Lake County, Florida, and the Secretary of State of Florida within seven (7) days after its passage on second and final reading.

Section 3.

If any provision or portion of this Ordinance is declared by any court of competent jurisdiction to be void, unconstitutional, or unenforceable, then all remaining provisions and portions of this Ordinance shall remain in full force and effect.

Section 4. The property annexed in this Ordinance is subject to the Land Use Plan of the Lake County Comprehensive Plan and county zoning regulations until the City adopts the Comprehensive Plan Amendment to include the property annexed in the City Comprehensive Plan.

Section 5. Utilities. The property is located within the City's Chapter 180, Florida Statutes, Utility District. The owner hereby agrees that the City shall be the sole provider of water and wastewater services to the property subject to this Ordinance when such services become available subject to the

rules and regulations established by State and Federal regulatory agencies, and applicable City ordinances, policies, and procedures. For the purposes of this Section 5, 'available' shall mean when the City's potable water system comes within 300' of the private water system or any of the central lines of such private system and when the City's wastewater system comes within 1,000' of the private treatment system or any central lines of such private system. Distances shall be measured as a curb line distance within the right of way or the centerline distance within an easement. The owner further agrees that when the City provides notice that such utilities are available; the owner shall connect to the applicable system within 12 months of the date of the City's written notice.

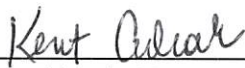
Section 6: Scrivener's Errors.

Scrivener's errors in the legal description may be corrected without a public hearing or at public meeting, by re-recording the original ordinance or a certified copy of the ordinance and attaching the correct legal description.

Section 7.

This Ordinance shall become effective immediately upon passage by the City Council of the City of Umatilla.

PASSED AND ORDAINED in regular session of the City Council of the City of Umatilla, Lake County, Florida, this 20 day of June, 2023.



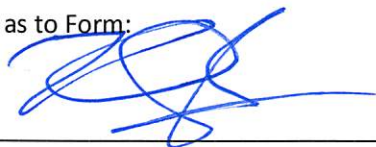
Kent Adcock, Mayor
City of Umatilla, Florida

ATTEST:



Jessica Burnham
City Clerk

Approved as to Form:



Kevin Stone
City Attorney

Passed First Reading 6/6/23
Passed Second Reading 6/20/23
(SEAL)

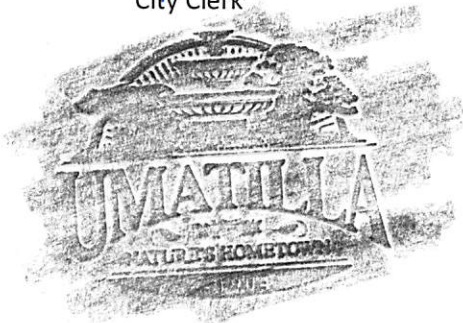


EXHIBIT "A"
GLENDAL GROVES, LLC

LEGAL DESCRIPTION

Parcel 1:

Commence at the Northeast Corner of Section 12, Township 18 South, Range 26 East, thence South 89°41'35" West for 655.40 feet to the Northwestern Right of Way line of State Road 19, thence South 33°31'07" West along said Right of Way for 733.33 feet, thence leaving said Right of Way Run North 56°31'05" West for 210.00 feet to the Point of Beginning, thence Continue North 56°31'05" West 48.76 feet, thence Run North 01°35'10" West for 293.23 feet to the center of Magnolia Street (Vacated), thence run along the center of Magnolia Street South 56°31'05" East for 217.39 feet, thence leaving the center of Magnolia Street Run South 33°31'07" West for 240.00 feet to the Point of Beginning.

Parcel 2:

The Northwest Quarter (NW ¼) of Northeast Quarter (NE ¼) of Section 12, Township 18 South, Range 26 East, Also all of that part of the Northeast Quarter (NE ¼) of the Northeast Quarter (NE ¼) outside of Glendale Plat and that part of the Northwest Quarter (NW ¼) of the Northeast Quarter (NE ¼) outside of Glendale Plat of Gordy's Addition to Glendale of Section 12, Township 18 South, Range 26 East, Less and Except Beginning at the Southeast Corner of the Northwest Quarter (NW ¼) of the Northeast Quarter (NE ¼) of Section 12, Township 18 South, Range 26 East Run North along the East Line of said Northwest Quarter (NW ¼) of the Northeast Quarter (NE ¼) 280 feet, thence Run West Parallel with the South line of the said Northwest Quarter (NW ¼) of the Northeast Quarter (NE ¼) 240 feet, thence Run Southwesterly to a Point on the South Line of the Said Northwest Quarter (NW ¼) of the Northeast Quarter (NE ¼) that is 260 feet west of the Point of Beginning, thence Run East along the South Line of said Northwest Quarter (NW ¼) of the Northeast Quarter (NE ¼) 260 feet to the Point of Beginning.

Less and Except:

Begin at the Southwest Corner of the Northeast ¼ of the Northeast ¼ and run North 89°55'24" West along the South Line of the Northwest ¼ of the Northeast ¼, 43.25 feet to the Easterly Right of Way of the Abandoned S.C.L. Railroad Right of Way; thence Northeasterly along Said Right of Way a Chord bearing of North 30°02'35" East and a Chord Distance of 300.0 feet; thence South 59°57'25" East 200 feet, More or Less to the Waters of Lake Pearl; thence Southerly along and with said Water of Lake Pearl to the South Line of Northeast ¼ of the Northeast ¼; thence North 89°55'24" West along said South Line to the Point of Beginning, in Section 12, Township 18 South, Range 26 East, Lake County, Florida.

Less: That part of the Northwest ¼ of the Northeast ¼ of Section 12, Township 18 South, Range 25 East, Lying South of the Abandoned Right of Way of the S.C.L. Railroad.

Parcel 3:

From the Southeast Corner of NW ¼ of the NE ¼ Run North 280 feet, West 240 feet, Southwesterly to a Point on the South Line of NW ¼ of NE ¼ that is 260 feet West of the Point of Beginning, East 260 feet to the Point of Beginning, in Section 12, Township 18 South, Range 26 East, Lake County, Florida.

EXHIBIT "B"

