

OR 12253
PS 0204-0218

RESOLUTION NO. 2002 - ~~1524~~

A RESOLUTION STATING THE INTENT OF THE CITY OF TAMPA, FLORIDA, TO USE THE UNIFORM METHOD FOR THE LEVY, COLLECTION AND ENFORCEMENT OF NON-AD VALOREM ASSESSMENTS FOR MORE THAN ONE YEAR PURSUANT TO SECTION 197.3632, FLORIDA STATUTES, TO LEVY AND COLLECT A SPECIAL ASSESSMENT IN THE CITY OF TAMPA TO HELP FUND THE STORMWATER SYSTEM; DESCRIBING THE AREA; PROVIDING THAT THE COSTS TO BE PAID AND THE AMOUNT AND METHOD FOR CALCULATING THE NON-AD VALOREM ASSESSMENT SHALL BE DETERMINED IN A SUBSEQUENT RESOLUTION; MAKING FINDINGS; AUTHORIZING COPIES OF THE RESOLUTION BE SENT TO THE PROPERTY APPRAISER AND TAX COLLECTOR OF HILLSBOROUGH COUNTY, FLORIDA, AND THE STATE OF FLORIDA DEPARTMENT OF REVENUE; AUTHORIZING PREPARATION OF AN AGREEMENT WITH THE PROPERTY APPRAISER AND THE TAX COLLECTOR OF HILLSBOROUGH COUNTY, FLORIDA; PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of Tampa is responsible for the management and maintenance of the City Stormwater Management System in the City of Tampa which has been developed over a number of years for the purpose of collection, storage, treatment and conveyance of stormwater; and

WHEREAS, pursuant to Chapter 163, *Florida Statutes*, the City of Tampa has adopted the Stormwater Management Element of the Tampa Comprehensive Plan; and

WHEREAS, the Stormwater Management Element of the Tampa Comprehensive Plan sets forth goals which make it necessary and essential to construct improvements and extensions to the existing system so the collection, storage, treatment and conveyance of stormwater within the City of Tampa protects the health, safety and welfare of the citizens of the City of Tampa; and

WHEREAS, the Federal Clean Water Act (33 USC 1251 et seq.) requires political entities having populations of 250,000 or more to implement stormwater management programs; and

WHEREAS, pursuant to the Federal Clean Water Act requirements, the United States Environmental Protection Agency has adopted rules for stormwater outfall permits (40 CFR Part 122 et al); and

WHEREAS, the Florida Legislature has adopted these rules by reference (62-624, F.A.C.) and the City has obtained a National Pollutant Discharge Elimination System (NPDES) permit pursuant to those rules; and

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and correct copy.

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WHEREAS, it is necessary and essential that the City address the various environmental issues that will further burden its infrastructure requirements; and

WHEREAS, Section 403.0893(2), *Florida Statutes*, authorizes the City to create a stormwater facility benefit area and to assess a fee to fund the construction, operation, maintenance and administration of a public stormwater facility which serves the benefited area; and

WHEREAS, Section 197.3632, *Florida Statutes*, provides a uniform method for the levy, collection and enforcement of non-ad valorem assessments by local governments; and

WHEREAS, the City Council of the City of Tampa, pursuant to public notice published in a newspaper of general circulation in the City of Tampa, has held a public hearing and given notice of its intent to consider using such uniform method in the City of Tampa; and

WHEREAS, the use of the uniform method of levying and collecting non-ad valorem assessments for more than one year is an appropriate and necessary means to fund a portion of the costs of the stormwater system in the City of Tampa.

NOW, THEREFORE,

BE IT RESOLVED BY THE CITY COUNCIL
OF THE CITY OF TAMPA, FLORIDA, THAT:

Section 1. The City of Tampa, Florida, does hereby state its intent and election to use the uniform method for the levy, collection and enforcement of non-ad valorem assessments for more than one year in the City of Tampa in accordance with the procedures set forth in Section 197.3632, *Florida Statutes*.

Section 2. The amount and method for determining the non-ad valorem assessment shall be determined by subsequent resolution of the City Council adopted in accordance with the procedures set forth in Section 197.3632, *Florida Statutes*.

Section 3. The City Council does hereby find that all statutory prerequisites to the adoption of this Resolution have been satisfied, including the publication of the public notice required by Section 197.3632, *Florida Statutes*, in a newspaper of general circulation in the City of Tampa, Florida, stating the intent of the City Council to consider adopting such uniform method for the levy, collection and enforcement of non-ad valorem special assessments for more than one year.

Section 4. The City Council does hereby authorize and direct the appropriate city officials to send a copy of this Resolution to the Property Appraiser and the Tax Collector of Hillsborough County, Florida, and the State of Florida Department of

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and correct copy.

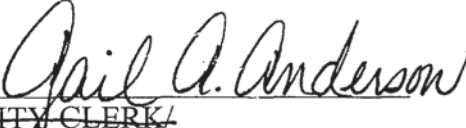
Revenue no later than January 10, 2003 as required by Section 197.3632, *Florida Statutes*.

Section 5. Section 197.3632(2), *Florida Statutes*, requires a local government using the uniform method for the levy, collection and enforcement of non-ad valorem assessments to enter into a written agreement with the property appraiser and the tax collector providing for reimbursement of necessary administrative costs incurred by those officials in undertaking the procedures for the levy, collection and enforcement of such assessments. Appropriate officials of the City of Tampa are hereby authorized and directed to contact the Property Appraiser and the Tax Collector of Hillsborough County, Florida, to negotiate and prepare such an agreement, and present it to the City Council in the future for its consideration.

Section 6. This Resolution shall take effect immediately upon its adoption.

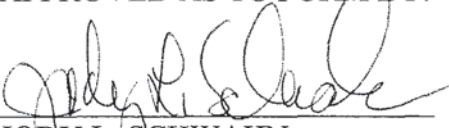
PASSED AND ADOPTED BY THE CITY COUNCIL OF THE CITY OF TAMPA, FLORIDA, ON _____ **DEC 19 2002**

ATTEST:


~~CITY CLERK~~
DEPUTY CITY CLERK

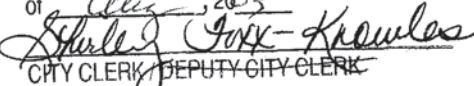

CHAIRMAN, CITY COUNCIL

APPROVED AS TO FORM BY:


JODY L. SCHWAHN
ASSISTANT CITY ATTORNEY

State of Florida
County of Hillsborough

This is to certify that the foregoing is a true and correct copy of *Resolution 2002-1524* on file on my office
Witness my hand and official seal this 28th day of Dec, 2003


CITY CLERK / DEPUTY CITY CLERK

h: dss/reso non ad valorem assessment

CITY OF TAMPA – MUNICIPAL BOUNDARY

Beginning at a point on the boundary line between Hillsborough and Pinellas Counties, State of Florida, said boundary line being on the Westerly boundary of Section 30, Township 28 South, Range 17 East at its intersection with the high water mark of Old Tampa Bay (also known as Tampa Bay); run thence Southeasterly along a line determined by the shoreline of said Old Tampa Bay at its high water mark, and the projections of said line across the mouths of those creeks or drainage outfalls which break said shoreline, to the Westerly boundary of Section 11, Township 29 South, Range 17 East, and the Westerly prolongation of the Southerly boundary of BAY POINTE CONDOMINIUM, as recorded in Condominium Plat Book 1, Page 84, of the public records of Hillsborough County, Florida; thence South 54°15'10" East, a distance of 505.58 feet; thence South 25°54'38" West, a distance of 764.27 feet; thence South 64°05'22" East, a distance of 330.60 feet; thence North 25°54'38" East, a distance of 706.95 feet; thence Southeasterly to a point, said point lying 3,960 feet South and 1,320 feet West of the Northeast corner of said Section 11; run thence Easterly to a point, said point lying 11.19 feet North and 324.36 feet West of the Northwest corner of the Southwest 1/4 of the Southwest 1/4 of Section 12, Township 29 South, Range 17 East and being the beginning of a curve concave to the Southeasterly, said curve having a radius of 99.71 feet and a central angle of 53°36'14" with a chord length of 89.92 feet bearing North 14°27'02" East; run thence Northeasterly along said curve 93.29 feet to the end of said curve; thence North 41°15'15" East 88.05 feet; thence North 48°33'55" East 68.85 feet; thence North 54°11'22" East 130.55 feet; thence North 48°00'50" East 71.32 feet; thence North 49°36'47" East 49.95 feet; thence North 49°36'08" East 4.05 feet; thence North 70°49'08" East 196.16 feet; thence North 72°01'46" East 231.45 feet; thence North 74°24'43" East 173.00 feet to the beginning of a curve concave to the Southerly, said curve having a radius of 472.22 feet and a central angle of 25°37'43" with a chord length of 209.47 feet bearing North 87°13'34.5" East; run thence Easterly along said curve 211.23 feet to the end of said curve; thence South 79°57'34" East 255.08 feet to the beginning of a curve concave to the Northeasterly, said curve having a radius of 131.80 feet and a central angle of 08°54'43" with a chord length of 20.48 feet bearing South 84°24'54.5" East; run thence Southeasterly along said curve 20.50 feet to the end of said curve; thence South 88°52'15" East 27.41 feet to the beginning of a curve concave to the Northwesterly, said curve having a radius of 55.74 feet and a central angle of 18°18'09" with a chord length of 17.73 feet bearing North 81°58'37.5" East; run thence Northeasterly along said curve 17.81 feet to the end of said curve; thence North 72°49'30" East 83.81 feet; thence North 87°10'59" East 93.16 feet to the beginning of a curve concave to the Southwesterly, said curve having a radius of 229.29 feet and a central angle of 33°39'13" with a chord length of 132.75 feet bearing South 75°59'22" East; run thence Southeasterly along said curve 134.68 feet to a point of reverse curvature, being the beginning of a curve concave to the Northeasterly, said curve having a radius of 107.03 feet and a central angle of 30°35'11" with a chord length of 56.46 feet bearing South 74°27'22" East; run thence Southeasterly along said curve 57.14 feet to the end of said curve; thence South 89°45'01" East 235.90 feet to the beginning of a curve concave to the Southwesterly, said curve having a radius of 359.62 feet and a central angle of 27°49'39" with a chord length of 172.95 feet bearing South 75°50'10.5" East; run thence Southeasterly along said curve 174.66 feet to the end of said curve; thence South 61°55'20" East 731.56 feet to the beginning of a curve concave to the Southwesterly, said curve having a radius of 161.78 feet and a central angle of 00°59'43" with a chord length of 2.81 feet

bearing South 61°25'25.5" East; run thence Southeasterly along said curve 2.81 feet to the end of said curve and the beginning of a curve concave to the Southwesterly, said curve having a radius of 161.78 feet and a central angle of 59°03'47" with a chord length of 166.77 feet bearing South 29°53'56" East; run thence Southeasterly along said curve 175.21 feet; thence South 01°07'39" West 22.60 feet; run thence Easterly to the Northwest corner of the Southwest 1/4 of the Southeast 1/4 of Section 12, Township 29 South, Range 17 East; thence South 01°07'00" West 956.62 feet; thence South 89°11'08" East 935.99 feet; thence South 53°25'42" East 66.59 feet; thence South 89°11'06" East 779.02 feet; thence South 88°56'06" East 350.67 feet; thence South 88°43'44" East 371.44 feet; thence South 88°56'06" East 386.0 feet; thence North 01°07'00" East 987.59 feet; thence Easterly to the Northeast corner of the Southwest 1/4 of the Southwest 1/4 of Section 7, Township 29 South, Range 18 East; run thence North 00°37'45" East along the Easterly boundary of the Northwest 1/4 of the Southwest 1/4 of said Section 7 a distance of 139.56 feet; run thence North 89°22'15" West 67.73 feet to a point on the Northeasterly Right of Way line of Dana Shores (Old Memorial Highway) Drive; thence North 30°46'15" West along said Northeasterly Right of Way line a distance of 1,038.54 feet to the beginning of a curve concave to the Southwesterly, said curve having a radius of 366.93 feet and a central angle of 59°24'14" with a chord length of 363.62 feet bearing North 60°28'23" West; run thence Northwesterly along said curve 380.43 feet to a point on the Northerly Right of Way line of Dana Shores Drive; thence South 89°49'29" West along said Northerly Right of Way line a distance of 423.23 feet to a point on the Westerly Right of Way line of George Road; thence South 00°19'53" West along said Westerly Right of Way line a distance of 10.00 feet to a point on the Northerly Right of Way line of said Dana Shores Drive; thence South 89°49'29" West along said Northerly Right of Way line a distance of 2,436.87 feet to the beginning of a curve concave to the Northeasterly, said curve having a radius of 160.65 feet and a central angle of 79°02'36" with a chord length of 204.47 feet bearing North 50°39'13" West; run thence Northwesterly along said curve 221.63 feet to a point on the Easterly Right of Way line of said Dana Shores Drive; thence departing said Easterly Right of Way line South 89°16'18" East 46.65 feet; thence North 00°41'50" East 50.00 feet; thence North 89°16'18" West 50.00 feet to a point on said Easterly Right of Way line; thence North 00°55'06" East along said Easterly Right of Way line a distance of 2,534.82 feet to a point on the Southerly Right of Way line of Memorial (S.R. S576) Highway; thence South 89°56'05" East along said Southerly Right of Way line a distance of 2,632.72 feet to a point lying 30.00 feet Easterly of the Westerly boundary of Section 7, said point also lying on the Easterly Right of Way line of George Road; run thence South 00°19'53" West along said Easterly Right of Way line a distance of 20.07 feet; thence North 38°12'19" East 25.52 feet to a point on the Southerly Right of Way line of said Memorial Highway; thence South 89°55'52" East along said Southerly Right of Way line a distance of 242.01 feet to the beginning of a curve concave to the Southwesterly, said curve having a radius of 5,682.58 feet and a central angle of 03°00'33" with a chord length of 298.41 feet bearing South 88°30'41" East; run thence Southeasterly along said curve 298.45 feet to a point of reverse curvature, being the beginning of a curve concave to the Northeasterly, said curve having a radius of 5,776.58 feet and a central angle of 02°53'33" with a chord length of 291.59 feet bearing South 88°27'10" East; run thence Southeasterly along said curve 291.62 feet to the end of said curve; run thence South 89°53'57" East 401.15 feet; thence South 56°07'51" East 25.19 feet to a point on the Westerly Right of way line of Eisenhower (S.R. 60 & 589) Boulevard; run thence South 00°21'13" West along said Westerly Right of Way line a distance of 1,792.83

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feet; Thence continue along said Westerly Right of Way line South 00°25'30" West 751.92 feet; run thence South 89°32'17" East 25.00 feet to the Northwest corner of the Northeast 1/4 of the Southwest 1/4 of said Section 7; thence Easterly to the midpoint of said Section 7; thence Northerly to the Northwest corner of the Southwest 1/4 of the Southeast 1/4 of Section 6, Township 29 South, Range 18 East; thence Easterly to the Northwest corner of the Southeast 1/4 of the Southeast 1/4 of said Section 6; thence Northerly to the Northwest corner of the Northeast 1/4 of the Southeast 1/4 of said Section 6; thence Easterly to the Northeast corner of the Southeast 1/4 of said Section 6; thence Northerly to a point on the Westerly boundary of Section 32, Township 28 South, Range 18 East lying 230 feet North of the Southwest corner of Section 32; run thence Easterly to a point 150 feet West and 230 feet North of the Southeast corner of said Section 32; thence Northerly in a straight line to a point 150 feet West of the Northeast corner of the Southeast 1/4 of the Southeast 1/4 of said Section 32; thence Easterly to a point 330 feet West of the Northeast corner of the Southeast 1/4 of the Southeast 1/4 of Section 34, Township 28 South, Range 18 East; thence Northerly to a point 330 feet West of the Northeast corner of said Section 34; thence Northwesterly to a point 660 feet West of the Northeast corner of the Southeast 1/4 of the Southeast 1/4 of Section 27, Township 28 South, Range 18 East; thence Northerly to a point 660 feet West of the Northeast corner of said Section 27; thence Easterly to a point 200 feet West of the Northeast corner of said Section 27; run thence North 00°46'16" East, parallel to the East boundary of Section 22, Township 28 South, Range 18 East, a distance 672.11 feet; thence North 89°42'54" West 206.99 feet; thence North 00°46'16" East 326.00 feet; thence North 89°42'54" West 270.72 feet; thence North 00°43'46" East 326.00 feet; thence South 89°42'54" East 477.95 feet; run thence North 00°46'16" East to a point 200 feet West of the Southeast corner of the Northeast 1/4 of the Northeast 1/4 of Section 22, Township 28 South, Range 18 East; thence Easterly to the Southeast corner of the Northeast 1/4 of the Northeast 1/4 of said Section 22; thence Northeasterly to a point 660 feet West of the Southeast corner of the Southwest 1/4 of the Southwest 1/4 of Section 14, Township 28 South, Range 18 East; thence Northerly to a point 150 feet North and 660 feet West of the Southeast corner of the Southwest 1/4 of the Southwest 1/4 of said Section 14; thence Easterly to a point 150 feet North of the Southeast corner of the Southwest 1/4 of the Southwest 1/4 of said Section 14; thence Northerly to a point 200 feet North of the Southeast corner of the Southwest 1/4 of the Southwest 1/4 of Section 11, Township 28 South, Range 18 East; thence Easterly across Sections 11 and 12, Township 28 South, Range 18 East and Sections 7 and 8, Township 28 South, Range 19 East to a point lying 200 feet North and 100 feet East of the Southwest corner of the East 1/2 of Section 8, Township 28 South, Range 19 East; run thence Northerly along a line 100 feet East of and parallel with the West boundary of said East 1/2 of Section 8 to a point lying 100 feet South of the North boundary of said Section 8; thence Easterly along a line 100 feet South of and parallel with said North boundary of Section 8 and the North boundary of Section 9, Township 28 South, Range 19 East to a point of intersection with the Southerly extension of the West boundary of the East 1/2 of Section 4, Township 28 South Range 19 East; thence Northerly along the West boundary of the East 1/2 of said Section 4 and along the West boundary of the East 1/2 of Sections 33 and 28, Township 27 South, Range 19 East to a point on the South boundary of the North 1/2 of the Northwest 1/4 of said Section 28, said point lying 1322.50 feet Southerly of the North 1/4 corner of said Section 28; thence North 89°00'32" West, along said South boundary of the North 1/2 of the Northwest 1/4 of said Section 28, a distance of 2684.40 feet, to a point on the East boundary of the North 1/2 of the Northeast 1/4 of Section 29, Township 27, Range 19 East; thence North 89°12'14" West, along the South boundary of the North 1/2

of the Northeast 1/4 of said Section 29, a distance of 2646.51 feet, to a point on the Easterly right-of-way boundary of State Road 93 - Interstate No. 275 (formerly Interstate No. 75); thence along said Easterly right-of-way boundary Northeasterly 1392.16 feet along the arc of a curve to the left, having a radius of 3969.72 feet, and a central angle of 20°05'36", (chord bearing and distance of North 34°17'59" East, 1385.04 feet); thence North 24°15'11" East, along said East right-of-way boundary, a distance of 5506.00 feet, more or less, to a point on a line, said line lying 418.12 feet South of and parallel to the North boundary of the Northwest 1/4 of Section 21, Township 27, Range 19 East; thence S 89°10'13" East, along said line, a distance of 936.75 feet to a point on the West boundary of the East 3/4 of said Section 21; thence Northerly along said West boundary of the East 3/4 of Section 21 to a point on the South boundary of Section 16, Township 27 South, Range 19 East; thence Easterly along South boundary of said Section 16 to the Southwest corner of the South 1/2 of the Southeast 1/4 of said Section 16; thence Northerly along the West boundary of said South 1/2 of the Southeast 1/4 of Section 16 to the Northwest corner thereof; thence Easterly along the North boundary of said South 1/2 of the Southeast 1/4 of Section 16 to a point on the West boundary of Section 15, Township 27 South, Range 19 East, said point being the Southwest corner of the North 1/2 of the Southwest 1/4 of said Section 15; thence Northerly along the West boundary of said North 1/2 of the Southwest 1/4 of Section 15 to the Northwest corner thereof; thence Easterly along the North boundary of said North 1/2 of the Southwest 1/4 of Section 15 to the Southwest corner of the Southeast 1/4 of the Northwest 1/4 of said Section 15; thence Northerly along the West boundary of said Southeast 1/4 of the Northwest 1/4 of Section 15 to the Northwest corner thereof; thence Easterly along the North boundary of said Southeast 1/4 of the Northwest 1/4 of Section 15 to a point on the West boundary of the Northeast 1/4 of said Section 15; thence Northerly along said West boundary of the Northeast 1/4 of Section 15 to a point on the North boundary of said Section 15; thence Easterly along said Northerly boundary of Section 15 also being the Southerly boundary of Section 10, Township 27 South, Range 19 East, to the Southwest corner of the Southeast 1/4 of the Southeast 1/4 of said Section 10; thence North 00°09'00" West a distance of 1325.57 feet to the Northwest corner of the Southeast 1/4 of the Southeast 1/4 of said Section 10; thence North 89°12'21" West a distance of 1321.08 feet to a point on the Westerly boundary of the Southeast 1/4 of Section 10; thence North 00°26'34" West along said Westerly boundary a distance of 1326.87 feet to the Northwest corner of the Southeast 1/4 of said Section 10; thence South 89°09'20" East along the Northerly boundary of the Southeast 1/4 of Section 10 a distance of 2369.99 feet to a point lying 285.57 feet Westerly of the Southeast corner of the Northeast 1/4 of said Section 10, said point also being on the Easterly Limited Access Right of Way Line of Interstate Highway No. 75, as conveyed to the State of Florida, in Official Record Book 3566, Page 714, as recorded in the public records of Hillsborough County, Florida; thence N. 31°10'33"W. along said Easterly Limited Access Right of Way Line, a distance of 3485.77 feet to the beginning of a curve to the right, being concaved Northeasterly; thence continue along said Easterly Limited Access Line along the arc of said curve a distance of 1657.56 feet, through a central angle of 17°03'26", having a radius of 5567.82 feet (chord 1651.44 feet, chord bearing N. 22°38'45"W.) to the intersection with the centerline of Cypress Creek; thence meander Northeasterly along said centerline of Cypress Creek to it's intersection with the South boundary of the Northeast 1/4 of the Northeast 1/4 of Section 3, Township 27 South, Range 18 East, said point lying 403.40 feet Westerly of the Southeast corner of the Northeast 1/4 of the Northeast 1/4 of said Section 3; thence N.89°50'47"W., along said Southerly boundary of the Northeast 1/4 of the Northeast 1/4 of Section 3, a distance of 377.28 feet; thence North, a distance of 692.22 feet; thence

N.57°39'19"W., a distance of 839.13 feet; thence N.00°09'13"E., a distance of 129.73 feet to a point on the Southerly right-of-way line of COUNTY LINE ROAD; thence along said Southerly right-of-way line, S.89°51'02"E., a distance of 1499.80 feet to a point on said Westerly boundary of Section 2; thence along said Westerly boundary of Section 2, S.00°26'33"W., a distance of 50.00 feet; thence along a line lying 50.00 feet South of and parallel with said Southerly right-of-way line of COUNTY LINE ROAD, the following four (4) courses: 1) S.89°51'02"E., 469.20 feet to a point of curvature; 2) Easterly, 706.16 feet along the arc of a curve to the right having a radius of 2890.00 feet and a central angle of 14°00'00" (chord bearing S.82°51'02"E., 704.40 feet) to a point of tangency; 3) S.75°51'02"E., 424.68 feet to a point of curvature; 4) Easterly, 61.65 feet along the arc of a curve to the left having a radius of 3110.00 feet and a central angle of 01°08'09" (chord bearing S.76°25'06"E., 61.65 feet) to the Northwest corner of WEST COAST REGIONAL WATER SUPPLY AUTHORITY PARCEL 25, as described and recorded in Official Records Book 6173, Page 1773, Public Records of Hillsborough County, Florida; thence along the Westerly, Southerly and Easterly boundaries of said PARCEL 25, the following three (3) courses: 1) S.00°04'25"E., 418.55 feet; 2) S.81°53'15"E., 429.38 feet; 3) N.00°04'25"W., 411.44 feet to a point on a curve; thence along a line lying 50.00 feet South of and parallel with said Southerly right-of-way line of COUNTY LINE ROAD, the following two (2) courses: 1) Easterly, 22.77 feet along the arc of a curve to the left having a radius of 3110.00 feet and a central angle of 00°25'10" (chord bearing S.85°08'27"E., 22.77 feet) to a point of tangency; 2) S.85°21'02"E., 1287.19 feet; thence S.00°09'13"W., 844.48 feet; thence along the South boundary of the North ¼ of the aforesaid Section 2, S.89°50'47"E., 1948.65 feet to a point on the West boundary of the aforesaid Section 1, said point also being the Southwest corner of WESTCOAST REGIONAL WATER SUPPLY AUTHORITY PARCEL 102.1, as described and recorded in Official Records Book 6173, Page 1773, Public Records of Hillsborough County, Florida; thence along the Southerly boundary of said PARCEL 102.1, also being the South boundary of the North ¼ of said Section 1, S.89°57'06"E., a distance of 1679.85 feet to the Southeast corner of said PARCEL 102.1; thence along the Easterly boundary of said PARCEL 102.1, N.20°56'40"E., 1276.09 feet to the Southwest corner of WEST COAST REGIONAL WATER SUPPLY AUTHORITY PARCEL 39, as described and recorded in Official Records Book 6173, Page 1773, Public Records of Hillsborough County, Florida; thence along the South boundary of said PARCEL 39, lying 75.00 feet South of and parallel with the aforesaid Southerly right-of-way line of COUNTY LINE ROAD, S.89°56'24"E., 2686.56 feet to a point on the Westerly right-of-way line of BRUCE B. DOWNS BOULEVARD (COUNTY ROAD NO. 581); thence along said Westerly right-of-way line, S.00°39'54"E., 2925.58 feet; thence N.89°57'46"W., 3810.00 feet; thence S.00°39'54"E., 1309.04 feet; thence N.89°50'54"W., 1057.44 feet to a point on said West boundary of Section 1; thence continue N.89°50'54"W., 1110.96 feet; thence S.00°05'09"E., 948.98 feet to a point lying 7.50 feet Southerly of the Northerly boundary of said Section 11; thence South 89°50'54" East along a line lying 7.50 feet Southerly of and parallel to said Northerly boundary of said Section 11 a distance of 1110.82 feet to a point on the Easterly boundary of said Section 11 also being the Westerly boundary of said Section 12; thence South 89°59'51" East a distance of 4877.10 feet to a point on the Westerly Right of Way line of County Road 581 (Former State Road 581, D.O.T. Section No. 10590-151); thence South 00°39'57" East along said Westerly Right of Way line a distance of 4432.15 feet to a point of curvature; thence Southwesterly 948.16 feet along the arc of a curve to the right having a radius of 1332.40 feet and a central angle of 40° 46' 22" to a point on the Southerly boundary of Section 12 also being the Northerly boundary of Section 13; thence Easterly along the

Northerly boundary of Section 13, Township 27 South, Range 19 East and continuing Easterly along the Northerly boundaries of Sections 18 and 17, Township 27 South, Range 20 East to the Southwest corner of Section 9, Township 27 South, Range 20 East; thence South 89°46'00" East, along the Southerly boundary of said Section 9, a distance of 3894.89 feet; thence North 00°13'40" East, a distance of 109.96 feet; thence North 59°21'24" West, a distance of 264.98 feet; thence North 89°46'00" West, a distance of 154.80 feet; thence South 74°47'27" West, a distance of 334.59 feet; thence North 89°46'00" West, a distance of 630.78 feet, to the East line of the West 2561.25 feet of said Section 9; thence North 00°52'10" West, along said East line, a distance of 5149.13 feet to the Northeast corner of the Westerly 2561.25 feet of said Section 9 and lying on the boundary of Section 4, Township 27 South, Range 20 East; thence N89°58'52"W. along the Southerly boundary of said Section 4, a distance of 960.05 feet to a point on the East boundary of a School Site parcel, according to Official Records Book 9564, Page 403, public records of Hillsborough County, Florida; thence along the East, and North boundaries of said School Site parcel the following seven (7) courses: 1) N.00°01'08"E., 195.00 feet; 2) S89°58'52"E., 306.00 feet; 3) N.00°01'08" E., 272.00 feet; 4) N.89°58' 52"W., 306.00 feet; 5) N.00°01'08" E., 80.00 feet; 6) N.89° 58'52"W., 1279.88 feet; 7) S.30°27'00"W., 634.40 feet to aforesaid South boundary of Section 4; thence along said South boundary of Section 4, N.89°58'52"W., 140.80 feet to the Southwest corner of said Section 4; thence along the West boundary of said Section 4, N.00°24'06"W., 5320.69 feet to the Northwest corner of said Section 4; thence along the North boundary of said Section 4, S.89°52'44"E., 5355.18 feet to the Northeast corner of said Section 4, also being the Northwest corner of Section 3, Township 27 South, Range 20 East; thence along the North boundary of said Section 3, N.89°59'19"E., 5344.57 feet to the Northeast corner of said Section 3, also being the Northwest corner of Section 2, Township 27, South, Range 20 East; thence along the North boundary of said Section 2, N.89°56'45"E., 5348.81 feet to the Northeast corner of said Section 2, also being the Northwest corner of Section 1, Township 27 South, Range 20 East; thence along the North boundary of said Section 1, N.89°54'39"E., 3373.15 feet to a point on the Westerly Maintained Right of Way line of Morris Bridge Road (County Road 579); thence along said Westerly Maintained Right of way line of Morris Bridge Road (County Road 579) the following ten (10) courses: 1) S.45°02'47"W., 159.48 feet; 2) S.44°47'16"W., 174.63 feet; 3) S.36°08'33"W., 205.51 feet; 4) S.35°52'26"W., 1066.99 feet; 5) S.36°56'26"W., 1236.73 feet; 6) S.35°13'27"W., 1183.37 feet; 7) S.35°43'06"W., 1152.22 feet; 8) S.35°39'51"W., 744.15 feet; 9) continue S.35°39'51"W., 738.22 feet to a point on the South boundary of said Section 2, said point also lying on the North boundary of the North ½ of Section 11, Township 27 South, Range 20 East; 10) S.36°05'33"W., 3299.48 feet to a point on the South boundary of said North ½ of Section 11; thence along said South boundary of the North ½ of Section 11, S.89°51'47"W., 2783.25 feet to the Southwest corner of said North ½ of Section 11; thence S.00°25'11"E., along the Westerly boundary of said Section 11, a distance of 104.62 feet, to a point lying 1215.38 feet Northerly of the Southwest corner of the Northwest 1/4 of the Southwest ¼ of said Section 11; thence S.63°11'26"E., 2216.88 feet, to a point on the Northwesterly Right of Way line of Morris Bridge Road (State Road 579, 100.00 feet Right of Way by occupation); thence Southwesterly along the said Northwesterly Right of Way line to it's intersection with the Northerly boundary of the Southerly 614.88 feet of the Southwest ¼ of said Section 11; thence Westerly along the said Northerly boundary of the Southerly 614.88 feet, to it's intersection with the Westerly boundary of said Southwest ¼ of said Section 11; thence S.00°25'11"E., along the Westerly boundary of said Section 11, a

distance of 614.88 feet, to the Southwest corner of said Section 11, said point also being the Northeast corner of Section 15, Township 27 South, Range 20 East; thence N.89°14'11"W., along the Northerly boundary of said Section 15, a distance of 1632.73 feet, to a point lying 1007.27 feet Easterly of the Northwest corner of the Northwest ¼ of the Northeast ¼ of said Section 15; thence S00°27'46"W., a distance of 923.37 feet; thence S.63°57'30"E., a distance of 372.01 feet, to a point on the East boundary of the Northwest ¼ of the Northeast ¼; thence S.00°10'08"W., along the East boundary of the Northwest ¼ of the Northeast ¼, a distance of 243.77 feet, to the Southeast corner of the Northwest ¼ of the Northeast ¼ of said Section 15; thence N.89°08'22"W., along the Southerly boundary of said Northwest ¼ of the Northeast ¼, a distance of 1335.22 feet, to the Southwest corner of the Northwest ¼ of the Northeast ¼ of said Section 15; thence Southerly along the East boundary of said West 1/2 of Section 15 to a point on the North boundary of the Northwest 1/4 of the Southeast 1/4 of said Section 15; thence Easterly along said North boundary to a point marking the Northwest corner of the North 400.00 feet of the East 150.00 feet of said Northwest 1/4 of the Southeast 1/4 of Section 15; thence Southerly along the West boundary of said North 400.00 feet of the East 150.00 feet of the Northwest 1/4 of the Southeast 1/4 of Section 15 to the Southwest corner thereof; thence Easterly along the South boundary of said North 400.00 feet of the East 150.00 feet of the Northwest 1/4 of the Southeast 1/4 of Section 15 to a point on the East boundary of said Northwest 1/4 of the Southeast 1/4 of Section 15; thence Southerly along said East boundary to a point on the North boundary of the Southwest 1/4 of the Northeast 1/4 of the Southeast 1/4 of said Section 15; thence Easterly along said Northerly boundary of the Southwest 1/4 of the Northeast 1/4 of the Southeast 1/4 of Section 15 and along the Northerly boundary of the Southeast 1/4 of the Northeast 1/4 of the Southeast 1/4 of Section 15 to the centerline of Morris Bridge Road; thence Southwesterly along the centerline of Morris Bridge Road to a point on the Southerly boundary of the aforesaid Southwest 1/4 of the Northeast 1/4 of the Southeast 1/4 of Section 15; thence Westerly along the South boundary of said Southwest 1/4 of the Northeast 1/4 of the Southeast 1/4 of Section 15 and along the South boundary of the aforesaid Northwest 1/4 of the Southeast 1/4 of Section 15 to the Northeast corner of the West 1/2 of the Southwest 1/4 of the Southeast 1/4 of said Section 15; thence Southerly along the East boundary of said West 1/2 of the Southwest 1/4 of the Southeast 1/4 of Section 15 to a point lying North 601.49 feet along said East boundary of the West 1/2 of the Southwest 1/4 of the Southeast 1/4 of Section 15 from the Southeast corner of said West 1/2 of the Southwest 1/4 of the Southeast 1/4 of Section 15; thence West 440.06 feet; thence North 200 feet; thence West 1,350 feet; thence South 120 feet; thence West 175 feet; thence South 450 feet; thence West 550 feet; thence South 200 feet to a point on the South boundary of the aforesaid Section 15, said point being 1,850 feet West of the Southeast corner of the Southwest 1/4 of said Section 15; thence West along said South boundary of Section 15 to the Southwest corner of said Section 15, thence West along the South boundary of Section 16, Township 27 South, Range 19 East 517.16 feet to a point on the North boundary of a road referred to as CCC Road; thence along said North boundary of the CCC Road the following fourteen (14) courses; 1) Northwesterly with deflection angle of 20°53'14" to the right, 1,568.73 feet; 2) Northwesterly with a deflection angle of 01°41'29" to the left, 673.38 feet; 3) Westerly with a deflection angle of 08°25'52" to the left, 89.59 feet; 4) Westerly with a deflection angle of 11°58'03" to the left, 1,779.48 feet; 5) Westerly with a deflection angle of 00°41'35" to the left, 473.31 feet; 6) Southwesterly with a deflection angle of 11°21'54" to the left, 383.91 feet; 7) Southwesterly with a deflection angle of 01°56'00" to the left, 279.33 feet; 8) Southwesterly with a deflection angle of 12°45'56" to the left, 80.86 feet; 9) Southwesterly

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with a deflection angle of 09°37'30" to the left, 114.05 feet; 10) Southwesterly with a deflection angle of 10°01'09" to the left, 89.18 feet; 11) Southwesterly with a deflection angle of 09°09'09" to the left, 364.18 feet; 12) Southwesterly with a deflection angle of 02°13'22" to the right, 48.11 feet; 13) Southwesterly with a deflection angle of 03°40'14" to the right, 40.17 feet; 14) Southwesterly with a deflection angle of 03°00'00" to the right, 52.75 feet to a point on the South boundary of Section 17, Township 27 South, Range 20 East; thence along the South boundary Westerly 1,813.66 feet to the Southwest corner of the Southeast 1/4 of said Section 17; thence along the South boundary of said Section 17 and the South boundary of Section 18, Township 27 South, Range 20 East to the Southwest corner of said Section 18; thence Southerly along the East boundary of Section 24, Township 27 South, Range 19 East to the Southeast corner of the North 1/2 of said Section 24; thence Westerly along the South boundary of said North 1/2 of Section 24, 3,038.13 feet; thence Northerly with a deflection angle of 91° 51'03" to the right, 1,816.98 feet; thence Northeasterly with a deflection angle of 47°36'02" to the right, 1,993.88 feet; thence Northerly with a deflection angle of 48°04'55" to the left, 1,375.18 feet; thence Northwesterly with a deflection angle of 26°25'16" to the left, 1,535.89 feet to a point on the Southeasterly Right of Way line of County Road 581; thence along Southeasterly Right of Way line of County Road 581 Southwesterly to a point on said Southeasterly Right of Way line of County Road 581, a distance of 5955.96 feet Northeasterly along said Southeasterly Right of Way line for County Road 581 from a point of intersection with said Southeasterly Right of Way line and the South boundary of the North 1/2 of Section 23, Township 27 South, Range 19 East; thence Southeasterly with a deflection angle of 49°38'23" to the left, 806.16 feet; thence Southwesterly with a deflection angle of 35°11'41" to the right, 2648.67 feet; thence Southerly with a deflection angle of 27°30'35" to the left, 1315.60 feet to a point on the South boundary of the North 1/2 of Section 24, said point also being the Northeast corner of the property described in Official Record Book 3114, Page 996, of the Public Records of Hillsborough County, Florida; thence Southerly along the Easterly boundary of the aforesaid property described in Official Record Book 3114, Page 996, the following two (2) courses: (1) thence S 00°35' 04" W, a distance of 420.88 feet; (2) thence S 10°37' 07" E, a distance of 1166.17 feet, to the Southeast corner of the aforesaid described property; thence continue S 10°37' 07" E, a distance of 200.17 feet; thence S 00°35' 04" W, a distance of 876.88 feet, to a point on the South boundary of the aforesaid Section 24, said point lying 952.47 feet Easterly of the Southwest corner of said Section 24; thence continue S 00°35' 04" W, a distance of 4652.25, more or less, to a point on the Westerly limited access Right of Way line of the aforesaid State Road No. 93A, Section 10075-1418 (10075-2418), said point also being on a curve concave to the Northeasterly, said curve having a radius of 5891.58 feet and a central angle of 08°32' 43"; thence Southerly along said Westerly limited access Right of Way line the following seven (7) courses: 1) Southeasterly along said curve 878.68 feet to the end of said curve; (2) thence South 50°34' 44" East 977.67 feet to the beginning of a curve concave to the Southwesterly, said curve having a radius of 5567.58 feet and a central angle of 14°54' 11"; (3) thence Southerly along said curve 1448.16 feet to the end of said curve; (4) thence South 00°15' 51" West 2634.69 feet; (5) thence South 04°15' 52" West 518.72 feet to the beginning of a curve concave to the Northwesterly, said curve having a radius of 2770.79 feet and a central angle of 13°12'44"; (6) thence Southwesterly along said curve 638.93 feet to the end of said curve; (7) thence South 17° 28' 35" West 944.33 feet to the point of intersection with the Right of Way line of Frontage Road "B" as shown on the Department of Transportation Right of Way map for State Road 93A (I-75), Hillsborough County, Section 10075-1426 (10075-2426); thence along said Right of Way line for the

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following two (2) courses: 1) South 89°55'52" West, a distance of 19.73 feet; (2) thence South 00°11'08" West, a distance of 63.28 feet to the aforesaid Westerly limited access Right of Way line of State Road No. 93A (I-75), Section 10075-1426 (10075-2426); thence Southwesterly, Westerly and Southerly along said Westerly limited access Right of Way to the Northerly Right of Way line of Fletcher Avenue; thence Westerly along said Northerly Right of Way line to the West boundary of Section 1, Township 28 South, Range 19 East; thence Northerly along the West boundary of said Section 1 to the North bank of the Hillsborough River; thence meandering Southwesterly and Southerly along the North and West bank of the Hillsborough River to a point on a line 50 feet North of and parallel with the South boundary of Section 2, Township 28 South, Range 19 East; thence Westerly along said line and along a line 50 feet North of and parallel with the South boundary of Sections 3 and 4, Township 28 South, Range 19 East to a point lying 50 feet North and 100 feet West of the Southeast corner of said Section 4; thence Southerly along a line 100 feet West of and parallel with the East boundary of Section 4 and Section 9, Township 28 South, Range 19 East to a point on a line lying 200 feet North of and parallel with the South boundary of Section 9; thence Easterly along said line lying 200 feet North of and parallel with the South boundary Section 9, to a point on the West boundary of Section 10, Township 28 South, Range 19 East, said point lying 200 feet North of the Southwest corner of said Section 10; thence N 00°13'21" W, along said West boundary of Section 10, a distance of 464.58 feet, to a point on the North boundary of the Southwest 1/4 of the Southwest 1/4 of the Southwest 1/4 of said Section 10; thence S 89°57'04" E, along said North boundary, a distance of 330.73 feet, to a point on the East boundary of the West 1/2 of the Southwest 1/4 of the Southwest 1/4 of the Southwest 1/4 of said Section 10; thence S 00°16'01" E, along said East boundary of the West 1/2, a distance of 465.12 feet, to a point on a line lying 200 feet North of and parallel with the South boundary of said Section 10; thence Easterly along said line to a point 200 feet North of the Southeast corner of the Southwest 1/4 of the Southwest 1/4 of said Section 10; run thence Southerly along the Easterly boundaries of the West 1/4 of Sections 10, 15, 22 and 27, Township 28 South, Range 19 East, to the high water mark of the Southerly bank of the Hillsborough River; run thence Southwesterly along a line determined by the high water mark of said bank, and its projection across the mouths of those creeks or drainage outfalls which said line intersects, to the East boundary of the West 1/2 of Section 28, Township 28 South, Range 19 East; run thence Southerly along the East boundary of the West 1/2 of Sections 28 and 33, Township 28 South, Range 19 East, to the Northwest corner of the Southwest 1/4 of the Southeast 1/4 of said Section 33; thence Easterly to the Northeast corner of the Southeast 1/4 of the Southeast 1/4 of said Section 33; thence Southerly to the Northwest corner of Section 10, Township 29 South, Range 19 East; thence Easterly to the Northeast corner of the Northwest 1/4 of said Section 10; thence Southerly to a point 200 feet North of the Southeast corner of the Southwest 1/4 of said Section 10; thence Easterly across Sections 10 and 11, Township 29 South, Range 19 East, to the point of intersection with the high water mark of the Easterly bank of Six Mile Creek (also known along its lower reaches as Palm River), said point lying 200 feet North of the Southerly boundary of Section 12, Township 29 South, Range 19 East; run thence Southwesterly along a line determined by the high water mark of said Easterly bank and the Southerly bank of said creek, and its projection across the mouths of those creeks or drainage outfalls which break said line, to a point of intersection of said line with the midsection line of Section 21, Township 29 South, Range 19 East; run thence Southerly along said midsection line to the point of its intersection with the Southerly boundary of Section 28, Township 29 South, Range 19 East; run thence Southwesterly along a line to a

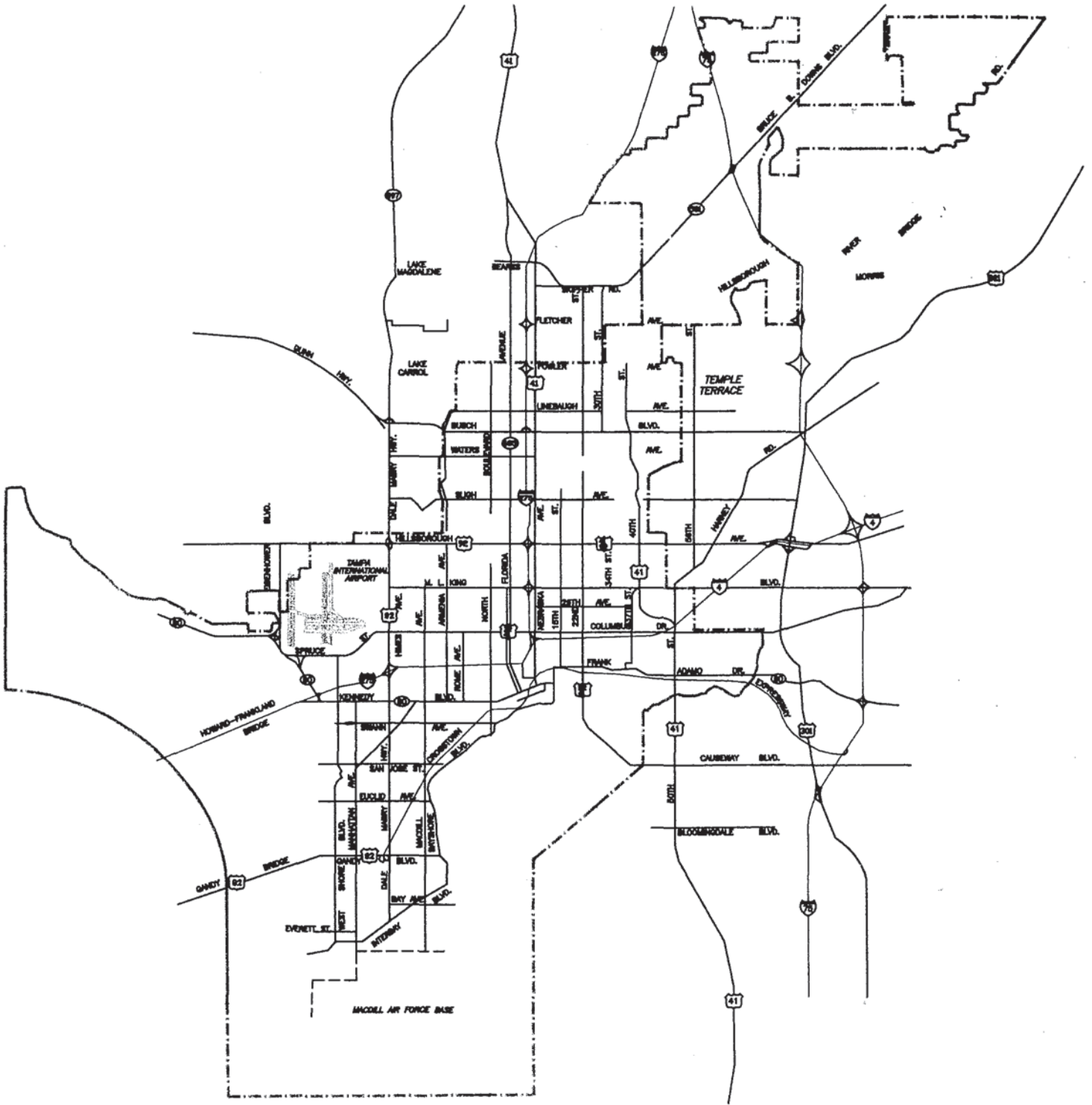
point of intersection with the boundary line between Ranges 18 and 19 East; said line described as follows; beginning at the intersection of the midsection line of Section 28, Township 29 South, Range 19 East with the Southerly boundary of said Section 28, running thence Southwesterly across Sections 33 and 32, Township 29 South, Range 19 East, Sections 5, 6 and 7, Township 30 South, Range 19 East, Sections 12, 13 and 14, Township 30 South, Range 18 East to a point on the Southerly boundary of Section 15, Township 30 South, Range 18 East at its intersection with the high water line of the Westerly shoreline of Hillsborough Bay; run thence Southerly along said boundary between Ranges 18 and 19 East to the Southerly boundary of the North 1/2 of Section 1, Township 31 South, Range 18 East; thence Westerly along the Southerly boundary of the North 1/2 of Sections 1, 2, 3, 4, 5 and 6, Township 31 South, Range 18 East and Section 1, Township 31 South, Range 17 East to the point of intersection of said boundary with the boundary line between Hillsborough and Pinellas Counties; run thence Northerly and Northwesterly along said boundary line between said counties to its point of intersection with the Westerly boundary of Section 19, Township 29 South, Range 17 East; run thence Northerly along the Westerly boundary Sections 19, 18, 7 and 6, Township 29 South, Range 17 East, and Sections 31 and 30, Township 28 South, Range 17 East, said boundary being the boundary line between said Counties to the Point of Beginning.

LESS Rights of Way for Fletcher Avenue, Bruce B. Downs Boulevard (C.R. 581), 46th Street (lying North of Fletcher Avenue), State Road 93A (I-75 By-Pass) D.O.T. Section No. 10075-2418, Morris Bridge Road, Trout Creek Road and Northeast Frontage Road.

Containing 177.35 square miles (113,503.50 acres), more or less

Revised: 7/03/2002 by: J. Cook

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