

ORDINANCE NO. 19-_____

AN ORDINANCE CONSENTING TO AND AUTHORIZING: THE NAME CHANGE OF THE MIROMAR LAKES SOUTH COMMUNITY DEVELOPMENT DISTRICT TO THE UNIVERSITY VILLAGE COMMUNITY DEVELOPMENT DISTRICT AND THE MODIFICATION OF BOUNDARIES OF THE DISTRICT AS SET FORTH IN FLORIDA STATUTES §190.046; PROVIDING FOR ORDINANCE AUTHORITY; PERTAINING TO MODIFICATIONS THAT MAY ARISE FROM CONSIDERATION AT PUBLIC HEARING; PROVIDING FOR CONFLICT, SEVERABILITY AND AN EFFECTIVE DATE.

WHEREAS, the Miromar Lakes South Community Development District (the "District") was established in accordance with Florida Statutes §190.005(2) resulting in Lee County Ordinance No. 10-42 being adopted by the Lee County Board of County Commissioners on October 26, 2010;

WHEREAS, the District has petitioned the Lee County Board of County Commissioners for authorization to change the name of the District and modify its boundaries pursuant to Florida Statutes §190.046;

WHEREAS, an established community development district may change its name and modify its boundaries only after the Lee County Board of County Commissioners consent to and authorize such action;

WHEREAS, the District specifically requests permission to change its name to the University Village Community Development District;

WHEREAS, the District specifically requests permission to remove the lands set forth in attached Exhibit "A" from the District, resulting in the new District boundary as set forth in attached Exhibit "B";

WHEREAS, staff review of the request to change the name and modify the boundaries of the District and all related information indicates there is no rational basis to refuse the requests set forth in the District's petition; and

WHEREAS, the requested modifications to the District is not inconsistent and will always be subject to the Lee County Comprehensive Land Use Plan and all related land development regulations and are activities of the District.

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF LEE COUNTY, FLORIDA:

SECTION ONE: ORDINANCE AUTHORITY

This ordinance is adopted in accordance with Florida Statutes Chapter 190 and other applicable provisions of law governing County Ordinances.

SECTION TWO: **AUTHORIZATION TO CHANGE DISTRICT NAME**

The Lee County Board of County Commissioners consent to and authorize changing the name of the District.

Specifically, the District name is to be changed to the University Village Community Development District.

SECTION THREE: **AUTHORIZATION TO MODIFY DISTRICT BOUNDARIES**

The Lee County Board of County Commissioners consent to and authorize modification of the District boundaries as set forth in Florida Statutes §190.046.

Specifically, the District boundaries are to be modified as follows:

1. The lands described in attached Exhibit "A," comprising of approximately 200.3 acres, are removed from the District.
2. The resulting new 282.8-acre District boundary is described in attached Exhibit "B."

SECTION FOUR: **STATUTORY PROVISIONS GOVERNING THE DISTRICT**

The District will continue to be governed by the provisions of Florida Statutes, Chapter 190.

SECTION FIVE: **MODIFICATION**

It is the intent of the Board of County Commissioners that the provisions of this Ordinance may be modified as a result of consideration that may arise during Public Hearing(s). Such modifications shall be incorporated into the final version.

SECTION SIX: **CONFLICT AND SEVERABILITY**

In the event this Ordinance conflicts with any other Lee County ordinance or other applicable law, the more restrictive will apply. If any phase or portion of this Ordinance is held invalid or unconstitutional by any court of competent jurisdiction, such portion will be deemed a separate, distinct and independent provision and such holding will not affect the validity of the remaining portion.

SECTION SEVEN: **EFFECTIVE DATE**

This Ordinance becomes effective upon filing with the Office of the Secretary of the Florida Department of State.

Commissioner _____ made a motion to adopt the foregoing ordinance, seconded by Commissioner _____. The vote was as follows:

John Manning	_____
Cecil Pendergrass	_____
Larry Kiker	_____
Brian Hamman	_____
Frank Mann	_____

DULY PASSED AND ADOPTED THIS 2nd day of April, 2019.

ATTEST:
LINDA DOGGETT, CLERK

BOARD OF COUNTY COMMISSIONERS
OF LEE COUNTY, FLORIDA

BY: _____
Deputy Clerk

BY: _____
Larry Kiker, Chair

APPROVED AS TO FORM FOR THE
RELIANCE OF LEE COUNTY ONLY:

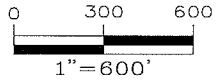
BY: _____
Office of County Attorney

Exhibit A: Acreage removed from the District
Exhibit B: The new District boundary

Exhibit A

H:\8200\S-Survey\Projects By Name Of Location\Miramar\2014553\DW\SU\SKETCHES\UV FD1 MOD.dwg 5/22/2018 9:51:55 AM Plotted by: BenNowell

LINE	BEARING	DISTANCE	LINE	BEARING	DISTANCE
L1	N 02°20'46" E	286.29'	L23	N 03°41'06" E	121.32'
L2	N 31°50'53" E	243.96'	L24	N 69°22'10" W	185.39'
L3	N 14°48'06" E	186.26'	L25	N 08°22'00" W	395.05'
L4	N 51°21'01" E	7.40'	L26	N 04°34'54" E	291.65'
L5	N 58°34'46" E	21.75'	L27	N 30°27'03" E	38.55'
L6	N 81°28'20" E	20.30'	L28	N 52°09'35" E	291.09'
L7	N 90°00'00" E	29.73'	L29	N 44°29'16" E	86.67'
L8	S 74°28'52" E	16.38'	L30	N 40°20'59" E	258.23'
L9	S 50°16'51" E	224.57'	L31	N 23°43'04" E	205.64'
L10	S 82°44'53" E	101.30'	L32	N 07°16'12" E	123.62'
L11	N 58°12'50" E	110.56'	L33	N 03°21'56" W	111.83'
L12	N 05°13'11" W	72.78'	L34	N 15°58'25" E	386.40'
L13	N 29°56'31" W	160.40'	L35	N 54°29'51" E	795.46'
L14	N 68°56'10" W	87.79'	L36	S 89°15'07" E	122.25'
L15	N 09°09'03" W	219.66'	L37	N 76°06'48" E	120.87'
L16	N 01°45'47" E	190.50'	L38	N 65°58'54" E	125.50'
L17	N 26°22'06" E	363.72'	L39	N 48°44'20" E	72.42'
L18	N 13°41'07" E	106.74'	L40	N 10°45'25" W	9.91'
L19	N 01°22'40" E	158.23'	L41	N 89°10'10" E	38.92'
L20	N 02°12'50" W	230.05'	L42	S 04°00'06" E	72.88'
L21	N 60°21'36" E	189.93'	L43	S 19°56'57" E	501.66'
L22	N 57°20'13" E	125.45'	L44	S 00°50'13" E	281.15'



TRACT CE3
(CONSERVATION EASEMENT
INST. 2015000075740
INST. 2008000122183)

TRACT CE2
(CONSERVATION EASEMENT
INST. 2015000075740
INST. 2008000122183)

TRACT FD1
(FUTURE DEVELOPMENT, AE)

TRACT CE1
(CONSERVATION EASEMENT
INST. 2015000075740
INST. 2008000122181)

POINT OF
BEGINNING
SE CORNER TRACT FD1

S 89°28'32" W 2707.78'

DRAWN BY: BEN	DATE: 5/18
SHEET # 1	OF SHEET 2
SEC-TWN-RGE: 24-46-25	



6200 Whiskey Creek Dr.
Ft. Myers, FL. 33919
Phone: (239) 985-1200
Florida Certificate of
Authorization No.1772

SKETCH AND LEGAL DESCRIPTION
UNIVERSITY VILLAGE FD1

DRAWING NO. H-703
PROJECT NO. 14.553
FILE NAME UV FD1 MOD.dwg

LEGAL DESCRIPTION

A PARCEL OF LAND BEING A PORTION OF TRACT FD1, UNIVERSITY VILLAGE ACCORDING TO THE PLAT AS RECORDED AS INSTRUMENT NUMBER 2017000253716 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE CORNER SOUTHEAST OF TRACT FD1, UNIVERSITY VILLAGE ACCORDING TO THE PLAT AS RECORDED AS INSTRUMENT NUMBER 2017000253716 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA; THENCE RUN S89°28'32"W FOR A DISTANCE OF 2707.78 FEET; THENCE RUN N02°20'46"E FOR A DISTANCE OF 286.29 FEET; THENCE RUN N31°50'53"E FOR A DISTANCE OF 243.96 FEET; THENCE RUN N14°48'06"E FOR A DISTANCE OF 186.26 FEET; THENCE RUN N51°21'01"E FOR A DISTANCE OF 7.40 FEET; THENCE RUN N58°34'46"E FOR A DISTANCE OF 21.75 FEET; THENCE RUN N81°28'20"E FOR A DISTANCE OF 20.30 FEET; THENCE RUN N90°00'00"E FOR A DISTANCE OF 29.73 FEET; THENCE RUN S74°28'52"E FOR A DISTANCE OF 16.38 FEET; THENCE RUN S50°16'51"E FOR A DISTANCE OF 224.57 FEET; THENCE RUN S82°44'53"E FOR A DISTANCE OF 101.30 FEET; THENCE RUN N58°12'50"E FOR A DISTANCE OF 110.56 FEET; THENCE RUN N05°13'11"W FOR A DISTANCE OF 72.78 FEET; THENCE RUN N29°56'31"W FOR A DISTANCE OF 160.40 FEET; THENCE RUN N68°56'10"W FOR A DISTANCE OF 87.79 FEET; THENCE RUN N09°09'03"W FOR A DISTANCE OF 219.66 FEET; THENCE RUN N01°45'47"E FOR A DISTANCE OF 190.50 FEET; THENCE RUN N26°22'06"E FOR A DISTANCE OF 363.72 FEET; THENCE RUN N13°41'07"E FOR A DISTANCE OF 106.74 FEET; THENCE RUN N01°22'40"E FOR A DISTANCE OF 158.23 FEET; THENCE RUN N02°12'50"W FOR A DISTANCE OF 230.05 FEET; THENCE RUN N60°21'36"E FOR A DISTANCE OF 189.93 FEET; THENCE RUN N57°20'13"E FOR A DISTANCE OF 125.45 FEET; THENCE RUN N03°41'06"E FOR A DISTANCE OF 121.32 FEET; THENCE RUN N69°22'10"W FOR A DISTANCE OF 185.39 FEET; THENCE RUN N08°22'00"W FOR A DISTANCE OF 395.05 FEET; THENCE RUN N04°34'54"E FOR A DISTANCE OF 291.65 FEET; THENCE RUN N30°27'03"E FOR A DISTANCE OF 38.55 FEET; THENCE RUN N52°09'35"E FOR A DISTANCE OF 291.09 FEET; THENCE RUN N44°29'16"E FOR A DISTANCE OF 86.67 FEET; THENCE RUN N40°20'59"E FOR A DISTANCE OF 258.23 FEET; THENCE RUN N23°43'04"E FOR A DISTANCE OF 205.64 FEET; THENCE RUN N07°16'12"E FOR A DISTANCE OF 123.62 FEET; THENCE RUN N03°21'56"W FOR A DISTANCE OF 111.83 FEET; THENCE RUN N15°58'25"E FOR A DISTANCE OF 386.40 FEET; THENCE RUN N54°29'51"E FOR A DISTANCE OF 795.46 FEET; THENCE RUN S89°15'07"E FOR A DISTANCE OF 122.25 FEET; THENCE RUN N76°06'48"E FOR A DISTANCE OF 120.87 FEET; THENCE RUN N65°58'54"E FOR A DISTANCE OF 125.50 FEET; THENCE RUN N48°44'20"E FOR A DISTANCE OF 72.42 FEET; THENCE RUN N10°45'25"W FOR A DISTANCE OF 9.91 FEET; THENCE RUN N89°10'10"E FOR A DISTANCE OF 38.92 FEET; THENCE RUN S00°50'13"E FOR A DISTANCE OF 1494.16 FEET; THENCE RUN S04°00'06"E FOR A DISTANCE OF 72.88 FEET; THENCE RUN S19°56'57"E FOR A DISTANCE OF 501.66 FEET; THENCE RUN S00°50'13"E FOR A DISTANCE OF 281.15 FEET; THENCE RUN S00°48'26"E FOR A DISTANCE OF 2606.47 FEET, TO THE POINT OF BEGINNING OF THE PARCEL HEREIN DESCRIBED. CONTAINING 8,723,154.15 SQUARE FEET OR 200.3 ACRES, MORE OR LESS.

HOLE MONTES, INC.
CERTIFICATE OF AUTHORIZATION NUMBER LB 1772

BY

JOHN J. HILTON

LS6278

STATE OF FLORIDA

Digitally signed by
John Hilton
DN: cn=John Hilton,
o=Hole Montes,
ou=Survey
Department,
email=johnhilton@
hmeng.com, c=US
Date: 2018.05.22
10:17:41-04'00'




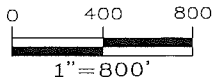
DRAWN BY: BEN	DATE: 5/18	 HOLE MONTES ENGINEERS PLANNERS SURVEYORS	6200 Whiskey Creek Dr. Ft. Myers, FL. 33919 Phone: (239) 985-1200 Florida Certificate of Authorization No.1772	SKETCH AND LEGAL DESCRIPTION UNIVERSITY VILLAGE FD1	DRAWING NO. H-703
SHEET # 2	OF SHEET 2				PROJECT NO. 14.553
SEC-TWN-RGE: 24-46-25					FILE NAME UV FD1 MOD.dwg

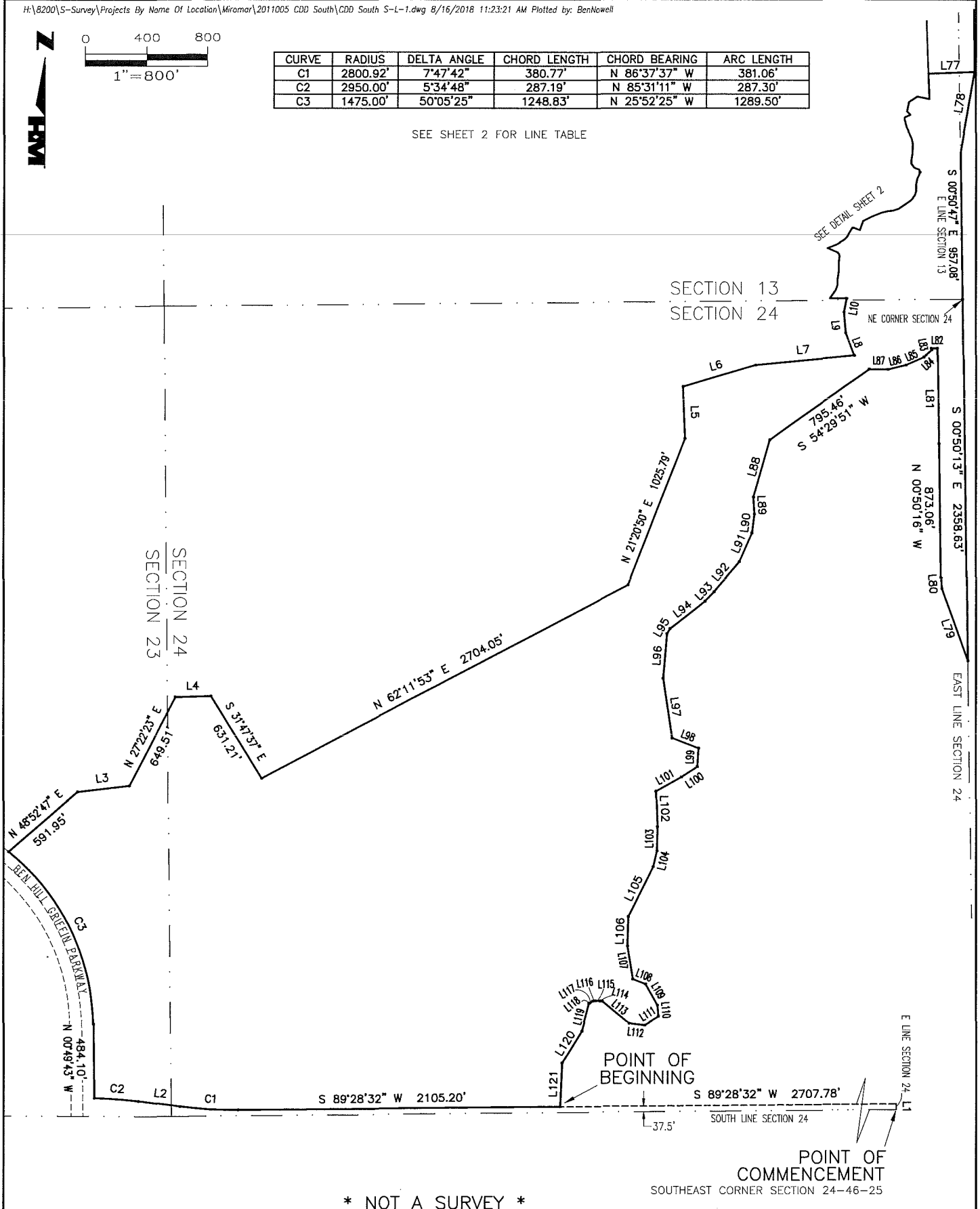
Exhibit B

H:\8200\S-Survey\Projects By Name Of Location\Miromar\2011005 CDD South\CDD South S-L-1.dwg 8/16/2018 11:23:21 AM Plotted by: BenNewell



CURVE	RADIUS	DELTA ANGLE	CHORD LENGTH	CHORD BEARING	ARC LENGTH
C1	2800.92'	7°47'42"	380.77'	N 86°37'37" W	381.06'
C2	2950.00'	5°34'48"	287.19'	N 85°31'11" W	287.30'
C3	1475.00'	50°05'25"	1248.83'	N 25°52'25" W	1289.50'

SEE SHEET 2 FOR LINE TABLE



* NOT A SURVEY *

POINT OF COMMENCEMENT
SOUTHEAST CORNER SECTION 24-46-25

DRAWN BY: BEN	DATE: 8/18
SHEET # 1	OF SHEET 4
SEC-TWN-RGE: 13, 23 & 24-46-25	



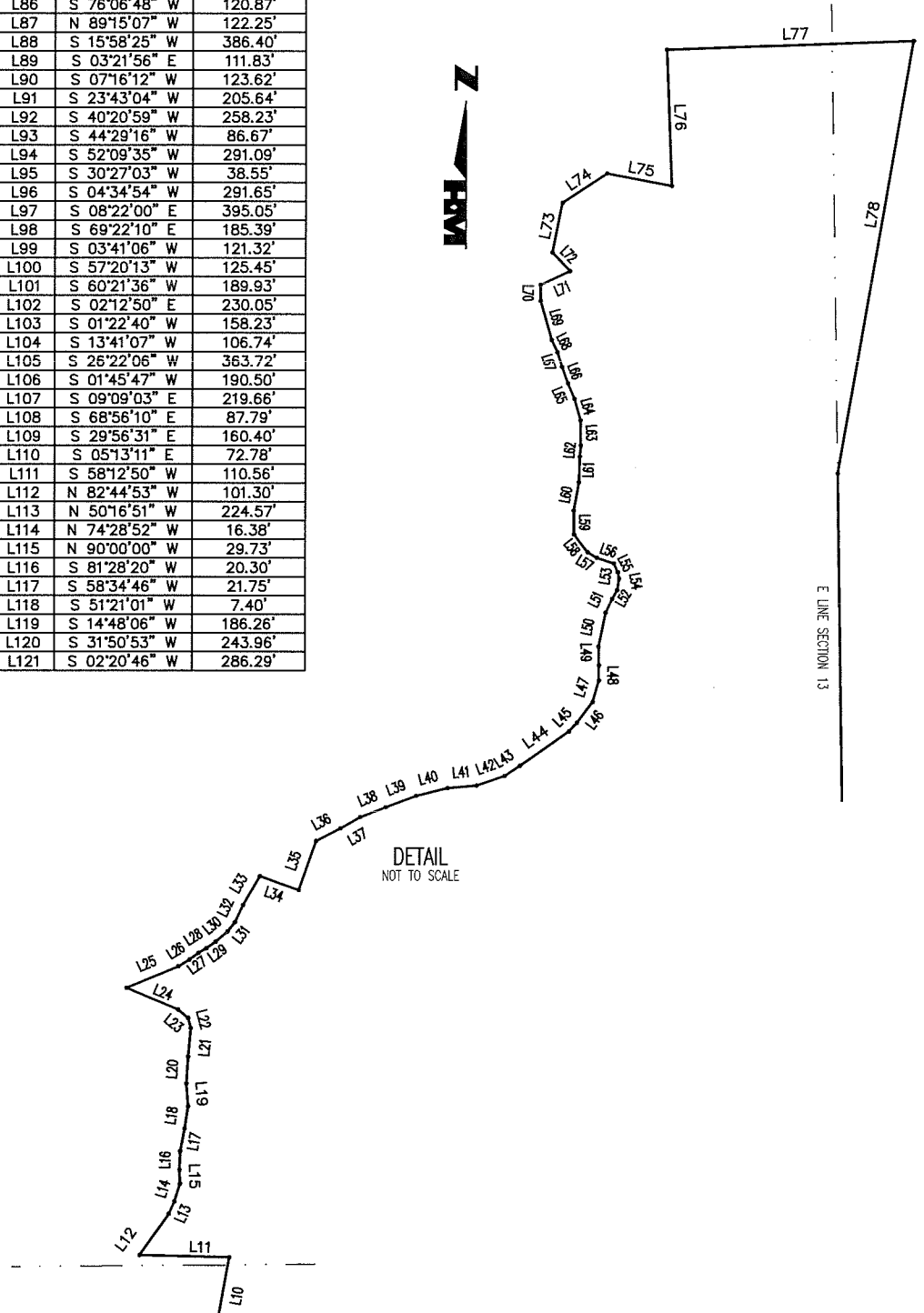
6200 Whiskey Creek Dr.
Ft. Myers, FL. 33919
Phone: (239) 985-1200
Florida Certificate of
Authorization No.1772

SKETCH AND LEGAL DESCRIPTION
MIROMAR CDD SOUTH

DRAWING NO. H-428-1
PROJECT NO. 11.005
FILE NAME CDD South S-L-1.dwg

LINE	BEARING	DISTANCE
L1	N 00°48'26" W	37.50'
L2	N 82°43'46" W	275.20'
L3	N 83°15'50" E	340.40'
L4	N 88°17'12" E	233.73'
L5	N 02°13'31" W	339.05'
L6	N 73°40'08" E	497.73'
L7	N 84°27'10" E	648.96'
L8	N 20°19'20" W	155.37'
L9	N 04°47'10" W	137.24'
L10	N 10°20'25" E	89.58'
L11	N 88°40'48" W	108.51'
L12	N 35°22'24" E	61.49'
L13	N 24°10'35" E	16.58'
L14	N 16°58'33" E	22.30'
L15	N 01°25'10" W	17.20'
L16	N 02°00'52" E	22.73'
L17	N 10°34'22" E	27.69'
L18	N 08°31'29" E	27.56'
L19	N 04°17'29" W	27.54'
L20	N 03°50'00" E	32.88'
L21	N 05°16'54" E	34.74'
L22	N 14°36'53" W	12.71'
L23	N 49°59'45" W	15.95'
L24	N 67°08'11" W	67.75'
L25	N 67°33'34" E	68.16'
L26	N 57°34'58" E	15.64'
L27	N 53°45'20" E	13.61'
L28	N 58°32'02" E	11.22'
L29	N 54°40'50" E	13.85'
L30	N 49°36'55" E	19.09'
L31	N 37°17'03" E	14.40'
L32	N 25°04'13" E	22.74'
L33	N 30°25'33" E	40.77'
L34	S 70°47'07" W	50.50'
L35	N 19°32'42" E	63.26'
L36	N 62°41'55" E	33.33'
L37	N 60°03'38" E	27.79'
L38	N 68°56'32" E	33.67'
L39	N 69°27'09" E	39.32'
L40	N 76°09'54" E	38.69'
L41	N 84°37'56" E	35.30'
L42	N 71°01'39" E	36.05'
L43	N 56°16'09" E	22.32'
L44	N 54°45'23" E	72.52'
L45	N 43°40'48" E	14.33'
L46	N 36°37'28" E	31.97'
L47	N 16°15'53" E	27.07'
L48	N 00°14'32" W	18.58'
L49	N 01°01'18" W	22.80'
L50	N 11°30'29" E	41.66'
L51	N 25°25'32" E	18.52'
L52	N 29°13'14" E	12.77'
L53	N 09°42'26" E	13.86'
L54	N 10°10'17" W	8.24'
L55	N 25°29'33" W	11.70'
L56	N 71°45'42" W	21.85'
L57	N 59°03'27" W	13.21'
L58	N 37°04'03" W	27.24'
L59	N 00°38'43" W	28.85'
L60	N 10°12'59" E	35.02'
L61	N 01°52'01" E	31.20'
L62	N 05°34'22" E	13.39'
L63	N 01°01'36" W	30.61'
L64	N 15°40'00" W	27.26'
L65	N 22°54'25" W	20.46'
L66	N 20°19'15" W	21.36'
L67	N 17°17'45" W	18.27'
L68	N 25°34'23" W	16.79'
L69	N 15°41'23" W	49.27'
L70	N 00°29'10" W	19.63'
L71	N 65°22'51" E	39.53'
L72	N 43°47'29" W	31.43'
L73	N 11°37'49" E	61.39'
L74	N 56°32'16" E	65.40'
L75	S 79°13'23" E	80.22'
L76	N 02°10'07" W	165.47'
L77	N 87°49'53" E	301.29'
L78	S 09°57'20" W	533.59'
L79	N 19°56'57" W	501.65'
L80	N 04°00'04" W	72.88'

LINE	BEARING	DISTANCE
L81	N 00°50'10" W	621.10'
L82	S 89°10'10" W	38.92'
L83	S 10°45'25" E	9.91'
L84	S 48°44'20" W	72.42'
L85	S 65°58'54" W	125.50'
L86	S 76°06'48" W	120.87'
L87	N 89°15'07" W	122.25'
L88	S 15°58'25" W	386.40'
L89	S 03°21'56" E	111.83'
L90	S 07°16'12" W	123.62'
L91	S 23°43'04" W	205.64'
L92	S 40°20'59" W	258.23'
L93	S 44°29'16" W	86.67'
L94	S 52°09'35" W	291.09'
L95	S 30°27'03" W	38.55'
L96	S 04°34'54" W	291.65'
L97	S 08°22'00" E	395.05'
L98	S 69°22'10" E	185.39'
L99	S 03°41'06" W	121.32'
L100	S 57°20'13" W	125.45'
L101	S 60°21'36" W	189.93'
L102	S 02°12'50" E	230.05'
L103	S 01°22'40" W	158.23'
L104	S 13°41'07" W	106.74'
L105	S 26°22'06" W	363.72'
L106	S 01°45'47" W	190.50'
L107	S 09°09'03" E	219.66'
L108	S 68°56'10" E	87.79'
L109	S 29°56'31" E	160.40'
L110	S 05°13'11" E	72.78'
L111	S 58°12'50" W	110.56'
L112	N 82°44'53" W	101.30'
L113	N 50°16'51" W	224.57'
L114	N 74°28'52" W	16.38'
L115	N 90°00'00" W	29.73'
L116	S 81°28'20" W	20.30'
L117	S 58°34'46" W	21.75'
L118	S 51°21'01" W	7.40'
L119	S 14°48'06" W	186.26'
L120	S 31°50'53" W	243.96'
L121	S 02°20'46" W	286.29'



* NOT A SURVEY *

DRAWN BY: BEN	DATE: 8/18
SHEET # 2	OF SHEET 4
SEC-TWN-RGE: 13, 23 & 24-46-25	



6200 Whiskey Creek Dr.
Ft. Myers, FL. 33919
Phone: (239) 985-1200
Florida Certificate of
Authorization No.1772

SKETCH AND LEGAL DESCRIPTION
MIROMAR CDD SOUTH


DRAWING NO. H-428-1
PROJECT NO. 11.005
FILE NAME CDD South S-L-1.dwg

LEGAL DESCRIPTION

A PARCEL OF LAND LOCATED IN SECTIONS 13, 23, AND 24, TOWNSHIP 46 SOUTH, RANGE 25 EAST, AND SECTION 18, TOWNSHIP 46 SOUTH, RANGE 26 EAST, LEE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHEAST CORNER OF SECTION 24, TOWNSHIP 46 SOUTH, RANGE 25 EAST, LEE COUNTY, FLORIDA; THENCE RUN N00°48'26"W ALONG THE EAST LINE OF THE SOUTHEAST ONE-QUARTER OF SAID SECTION 24, FOR A DISTANCE OF 37.50 FEET TO A POINT 37.50 FEET AS MEASURED AT RIGHT ANGLES TO THE SOUTH LINE OF SAID SECTION 24; THENCE RUN S89°28'32"W, PARALLEL WITH THE SOUTH LINE OF SAID SECTION 24, FOR A DISTANCE OF 2707.78 FEET TO THE POINT OF BEGINNING OF THE PARCEL OF LAND HEREIN DESCRIBED; THENCE CONTINUE S89°28'32"W FOR A DISTANCE OF 2105.20 FEET, TO THE BEGINNING OF A TANGENTIAL CIRCULAR CURVE; THENCE ALONG SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 2800.92 FEET, THROUGH A CENTRAL ANGLE OF 07°47'42" AND BEING SUBTENDED BY A CHORD OF 380.77 FEET AT A BEARING OF N86°37'37"W, FOR AN ARC LENGTH OF 381.06 FEET; THENCE RUN N82°43'46"W FOR A DISTANCE OF 275.20 FEET, TO THE BEGINNING OF A TANGENTIAL CIRCULAR CURVE; THENCE ALONG SAID CURVE TO THE LEFT, HAVING A RADIUS OF 2950.00 FEET, THROUGH A CENTRAL ANGLE OF 05°34'48" AND BEING SUBTENDED BY A CHORD OF 287.19 FEET AT A BEARING OF N85°31'11"W, FOR AN ARC LENGTH OF 287.30 FEET; THENCE RUN N00°49'43"W FOR A DISTANCE OF 484.10 FEET, TO THE BEGINNING OF A TANGENTIAL CIRCULAR CURVE; THENCE ALONG SAID CURVE TO THE LEFT, HAVING A RADIUS OF 1475.00 FEET, THROUGH A CENTRAL ANGLE OF 50°05'25" AND BEING SUBTENDED BY A CHORD OF 1248.83 FEET AT A BEARING OF N25°52'25"W, FOR AN ARC LENGTH OF 1289.50 FEET; THENCE RUN N48°52'47"E FOR A DISTANCE OF 591.95 FEET; THENCE RUN N83°15'50"E FOR A DISTANCE OF 340.40 FEET; THENCE RUN N27°22'23"E FOR A DISTANCE OF 649.51 FEET; THENCE RUN N88°17'12"E FOR A DISTANCE OF 233.73 FEET; THENCE RUN S31°47'37"E FOR A DISTANCE OF 631.21 FEET; THENCE RUN N62°11'53"E FOR A DISTANCE OF 2704.05 FEET; THENCE RUN N21°20'50"E FOR A DISTANCE OF 1025.79 FEET; THENCE RUN N02°13'31"W FOR A DISTANCE OF 339.05 FEET; THENCE RUN N73°40'08"E FOR A DISTANCE OF 497.73 FEET; THENCE RUN N84°27'10"E FOR A DISTANCE OF 648.96 FEET; THENCE RUN N20°19'20"W FOR A DISTANCE OF 155.37 FEET; THENCE RUN N04°47'10"W FOR A DISTANCE OF 137.24 FEET; THENCE RUN N10°20'25"E FOR A DISTANCE OF 89.58 FEET; THENCE RUN N88°40'48"W FOR A DISTANCE OF 108.51 FEET; THENCE RUN N35°22'24"E FOR A DISTANCE OF 61.49 FEET; THENCE RUN N24°10'35"E FOR A DISTANCE OF 16.58 FEET; THENCE RUN N16°58'33"E FOR A DISTANCE OF 22.30 FEET; THENCE RUN N01°25'10"W FOR A DISTANCE OF 17.20 FEET; THENCE RUN N02°00'52"E FOR A DISTANCE OF 22.73 FEET; THENCE RUN N10°34'22"E FOR A DISTANCE OF 27.69 FEET; THENCE RUN N08°31'29"E FOR A DISTANCE OF 27.56 FEET; THENCE RUN N04°17'29"W FOR A DISTANCE OF 27.54 FEET; THENCE RUN N03°50'00"E FOR A DISTANCE OF 32.88 FEET; THENCE RUN N05°16'54"E FOR A DISTANCE OF 34.74 FEET; THENCE RUN N14°36'53"W FOR A DISTANCE OF 12.71 FEET; THENCE RUN N49°59'45"W FOR A DISTANCE OF 15.95 FEET; THENCE RUN N67°08'11"W FOR A DISTANCE OF 67.75 FEET; THENCE RUN N67°33'34"E FOR A DISTANCE OF 68.16 FEET; THENCE RUN N57°34'58"E FOR A DISTANCE OF 15.64 FEET; THENCE RUN N53°45'20"E FOR A DISTANCE OF 13.61 FEET; THENCE RUN N58°32'02"E FOR A DISTANCE OF 11.22 FEET; THENCE RUN N54°40'50"E FOR A DISTANCE OF 13.85 FEET; THENCE RUN N49°36'55"E FOR A DISTANCE OF 19.09 FEET; THENCE RUN N37°17'03"E FOR A DISTANCE OF 14.40 FEET; THENCE RUN N25°04'13"E FOR A DISTANCE OF 22.74 FEET; THENCE RUN N30°25'33"E FOR A DISTANCE OF 40.77 FEET; THENCE RUN S70°47'07"E FOR A DISTANCE OF 50.50 FEET; THENCE RUN N19°32'42"E FOR A DISTANCE OF 63.26 FEET; THENCE RUN N62°41'55"E FOR A DISTANCE OF 33.33 FEET; THENCE RUN N60°03'38"E FOR A DISTANCE OF 27.79 FEET; THENCE RUN N68°56'32"E FOR A DISTANCE OF 33.67 FEET; THENCE RUN N69°27'09"E FOR A DISTANCE OF 39.32 FEET; THENCE RUN N76°09'54"E FOR A DISTANCE OF 38.69 FEET; THENCE RUN N84°37'56"E FOR A DISTANCE OF 35.30 FEET; THENCE RUN N71°01'39"E FOR A DISTANCE OF 36.05 FEET; THENCE RUN N56°16'09"E FOR A DISTANCE OF 22.32 FEET; THENCE RUN N54°45'23"E FOR A DISTANCE OF 72.52 FEET; THENCE RUN N43°40'48"E FOR A DISTANCE OF 14.33 FEET; THENCE RUN N36°37'28"E FOR A DISTANCE OF 31.97 FEET; THENCE RUN N16°15'53"E FOR A DISTANCE OF 27.07 FEET; THENCE RUN N00°14'32"W FOR A DISTANCE OF 18.58 FEET; THENCE RUN N01°01'18"W FOR A DISTANCE OF 22.80 FEET; THENCE RUN N11°30'29"E

* NOT A SURVEY *

DRAWN BY: BEN	DATE: 8/18	 HOLE MONTES ENGINEERS PLANNERS SURVEYORS	6200 Whiskey Creek Dr. Ft. Myers, FL. 33919 Phone: (239) 985-1200 Florida Certificate of Authorization No.1772	SKETCH AND LEGAL DESCRIPTION MIROMAR CDD SOUTH	DRAWING NO. H-428-1
SHEET # 3	OF SHEET 4				PROJECT NO. 11.005
SEC-TWN-RGE: 13, 23 & 24-46-25					FILE NAME CDD South S-L-1.dwg

FOR A DISTANCE OF 41.66 FEET; THENCE RUN N25°25'32"E FOR A DISTANCE OF 18.52 FEET; THENCE RUN N29°13'14"E FOR A DISTANCE OF 12.77 FEET; THENCE RUN N09°42'26"E FOR A DISTANCE OF 13.86 FEET; THENCE RUN N10°10'17"W FOR A DISTANCE OF 8.24 FEET; THENCE RUN N25°29'33"W FOR A DISTANCE OF 11.70 FEET; THENCE RUN N71°45'42"W FOR A DISTANCE OF 21.85 FEET; THENCE RUN N59°03'27"W FOR A DISTANCE OF 13.21 FEET; THENCE RUN N37°04'03"W FOR A DISTANCE OF 27.24 FEET; THENCE RUN N00°38'43"W FOR A DISTANCE OF 28.85 FEET; THENCE RUN N10°12'59"E FOR A DISTANCE OF 35.02 FEET; THENCE RUN N01°52'01"E FOR A DISTANCE OF 31.20 FEET; THENCE RUN N05°34'22"E FOR A DISTANCE OF 13.39 FEET; THENCE RUN N01°01'36"W FOR A DISTANCE OF 30.61 FEET; THENCE RUN N15°40'00"W FOR A DISTANCE OF 27.26 FEET; THENCE RUN N22°54'25"W FOR A DISTANCE OF 20.46 FEET; THENCE RUN N20°19'15"W FOR A DISTANCE OF 21.36 FEET; THENCE RUN N17°17'45"W FOR A DISTANCE OF 18.27 FEET; THENCE RUN N25°34'23"W FOR A DISTANCE OF 16.79 FEET; THENCE RUN N15°41'23"W FOR A DISTANCE OF 49.27 FEET; THENCE RUN N00°29'10"W FOR A DISTANCE OF 19.63 FEET; THENCE RUN N65°22'51"E FOR A DISTANCE OF 39.53 FEET; THENCE RUN N43°47'29"W FOR A DISTANCE OF 31.43 FEET; THENCE RUN N11°37'49"E FOR A DISTANCE OF 61.39 FEET; THENCE RUN N56°32'16"E FOR A DISTANCE OF 65.40 FEET; THENCE RUN S79°13'23"E FOR A DISTANCE OF 80.22 FEET; THENCE RUN N02°10'07"W FOR A DISTANCE OF 165.47 FEET; THENCE RUN N87°49'53"E FOR A DISTANCE OF 301.29 FEET; THENCE RUN S09°57'20"W FOR A DISTANCE OF 533.59 FEET; THENCE RUN S00°50'47"E FOR A DISTANCE OF 957.08 FEET; THENCE RUN S00°50'13"E FOR A DISTANCE OF 2358.63 FEET; THENCE RUN N19°56'57"W FOR A DISTANCE OF 501.65 FEET; THENCE RUN N04°00'04"W FOR A DISTANCE OF 72.88 FEET; THENCE RUN N00°50'16"W FOR A DISTANCE OF 873.06 FEET; THENCE RUN N00°50'10"W FOR A DISTANCE OF 621.10 FEET; THENCE RUN S89°10'10"W FOR A DISTANCE OF 38.92 FEET; THENCE RUN S10°45'25"E FOR A DISTANCE OF 9.91 FEET; THENCE RUN S48°44'20"W FOR A DISTANCE OF 72.42 FEET; THENCE RUN S65°58'54"W FOR A DISTANCE OF 125.50 FEET; THENCE RUN S76°06'48"W FOR A DISTANCE OF 120.87 FEET; THENCE RUN N89°15'07"W FOR A DISTANCE OF 122.25 FEET; THENCE RUN S54°29'51"W FOR A DISTANCE OF 795.46 FEET; THENCE RUN S15°58'25"W FOR A DISTANCE OF 386.40 FEET; THENCE RUN S03°21'56"E FOR A DISTANCE OF 111.83 FEET; THENCE RUN S07°16'12"W FOR A DISTANCE OF 123.62 FEET; THENCE RUN S23°43'04"W FOR A DISTANCE OF 205.64 FEET; THENCE RUN S40°20'59"W FOR A DISTANCE OF 258.23 FEET; THENCE RUN S44°29'16"W FOR A DISTANCE OF 86.67 FEET; THENCE RUN S52°09'35"W FOR A DISTANCE OF 291.09 FEET; THENCE RUN S30°27'03"W FOR A DISTANCE OF 38.55 FEET; THENCE RUN S04°34'54"W FOR A DISTANCE OF 291.65 FEET; THENCE RUN S08°22'00"E FOR A DISTANCE OF 395.05 FEET; THENCE RUN S69°22'10"E FOR A DISTANCE OF 185.39 FEET; THENCE RUN S03°41'06"W FOR A DISTANCE OF 121.32 FEET; THENCE RUN S57°20'13"W FOR A DISTANCE OF 125.45 FEET; THENCE RUN S60°21'36"W FOR A DISTANCE OF 189.93 FEET; THENCE RUN S02°12'50"E FOR A DISTANCE OF 230.05 FEET; THENCE RUN S01°22'40"W FOR A DISTANCE OF 158.23 FEET; THENCE RUN S13°41'07"W FOR A DISTANCE OF 106.74 FEET; THENCE RUN S26°22'06"W FOR A DISTANCE OF 363.72 FEET; THENCE RUN S01°45'47"W FOR A DISTANCE OF 190.50 FEET; THENCE RUN S09°09'03"E FOR A DISTANCE OF 219.66 FEET; THENCE RUN S68°56'10"E FOR A DISTANCE OF 87.79 FEET; THENCE RUN S29°56'31"E FOR A DISTANCE OF 160.40 FEET; THENCE RUN S05°13'11"E FOR A DISTANCE OF 72.78 FEET; THENCE RUN S58°12'50"W FOR A DISTANCE OF 110.56 FEET; THENCE RUN N82°44'53"W FOR A DISTANCE OF 101.30 FEET; THENCE RUN N50°16'51"W FOR A DISTANCE OF 224.57 FEET; THENCE RUN N74°28'52"W FOR A DISTANCE OF 16.38 FEET; THENCE RUN N90°00'00"W FOR A DISTANCE OF 29.73 FEET; THENCE RUN S81°28'20"W FOR A DISTANCE OF 20.30 FEET; THENCE RUN S58°34'46"W FOR A DISTANCE OF 21.75 FEET; THENCE RUN S51°21'01"W FOR A DISTANCE OF 7.40 FEET; THENCE RUN S14°48'06"W FOR A DISTANCE OF 186.26 FEET; THENCE RUN S31°50'53"W FOR A DISTANCE OF 243.96 FEET; THENCE RUN S02°20'46"W FOR A DISTANCE OF 286.29 FEET, TO THE POINT OF BEGINNING OF THE PARCEL HEREIN DESCRIBED. CONTAINING 282.8 ACRES, MORE OR LESS.

HOLE MONTES, INC.
CERTIFICATE OF AUTHORIZATION NUMBER LB 1772

BY

Thomas M. Murphy
THOMAS M. MURPHY

LS5628
STATE OF FLORIDA

Digitally signed by
Thomas M Murphy
DN: cn=Thomas M
Murphy, o=Hole
Montes Inc, ou,
email=tommurphy
@hmeng.com,
c=US
Date: 2018.08.20
10:45:58 -04'00'

* NOT A SURVEY *

DRAWN BY: BEN	DATE: 8/18
SHEET # 4	OF SHEET 4
SEC-TWN-RGE: 13, 23 & 24-46-25	



6200 Whiskey Creek Dr.
Ft. Myers, FL. 33919
Phone: (239) 985-1200
Florida Certificate of
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SKETCH AND LEGAL DESCRIPTION

MIROMAR CDD SOUTH

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