

AGENDA ITEM
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COUNTY ADMINISTRATION

PALM BEACH COUNTY
BOARD OF COUNTY COMMISSIONERS

Agenda Item #:

5C-2

AGENDA ITEM SUMMARY

Meeting Date: 12/18/07 ☐ Consent ☒ Regular
 ☐ Workshop ☐ Public Hearing

Department: Planning, Zoning & Building Department

Submitted By: Planning Division

Submitted For: Planning Division

I. EXECUTIVE BRIEF

Motion and Title: Staff recommends motion to approve: an Interlocal Agreement with the City of Greenacres providing for the annexation of seventeen enclaves generally located in the vicinity south of the L-10 Canal, west of Military Trail, north and south of L-14 Canal, west and east of Jog Road; and a right-of-way Interlocal Agreement providing for the transfer of operation and maintenance of the entire right-of-way segments of Fleming Avenue and Jennings Avenue, north of 10th Avenue North.

Summary: Chapter 171, F.S., allows annexation of enclaves less than 10 acres through an Interlocal Agreement with the annexing municipality and the County. By Resolution No. 2007-43 (see attachment 1), the City of Greenacres has petitioned the County to enter into an Interlocal Agreement (see attachment 2) for the annexation of seventeen enclaves identified within the enclave interlocal as Exhibits "A" (legal description) and "B" (map). Each of the enclaves is less than 10 acres in size. The proposed annexation meets the requirements of Chapter 171, F.S., and is consistent with the Intergovernmental Coordination Element of the County's Comprehensive Plan. Additionally, by Resolution No. 2007-47 (see attachment 3), the right-of-way interlocal agreement (see attachment 4) also provides County consent to the annexation of the right-of-way segments identified within the right-of-way interlocal agreement as Exhibits "B" and "C", and provides for the transfer of operation and maintenance of the right-of-way segments identified within the right-of-way interlocal agreement as Exhibit "A". District 2 and 3 (RB)

Background and Policy Issues: The City of Greenacres has identified these enclaves as eligible for annexation pursuant to Section 171.046, F.S., and by Resolution No. 2007-43, and has petitioned the County to enter into an interlocal agreement for the annexation of the enclaves. The properties are generally located south of the L-10 Canal, west of Military Trail, north and south of L-14 Canal, west and east of Jog Road. The proposed annexation meets the requirements of Chapter 171, F.S., as each enclave is surrounded by the City, is less than 10 acres in size, is developed, and meets the definition of an enclave.

The City has provided written notice to all affected property owners and the enclaves are within the City's future annexation area. The attached interlocal agreement is consistent with the Intergovernmental Coordination Element, Objective 1.4, of the County's Comprehensive Plan, which encourages the elimination of enclaves. Approval of the right-of-way interlocal agreement also constitutes mutual agreement by the City and County pursuant to Section 335.0415, F.S., for the transfer of the responsibility for operation and maintenance of the public right-of-way segments of Fleming Avenue and Jennings Avenue, north of 10th Avenue North, further described in Exhibit "A", from the County to the City. The County will retain the operation and maintenance responsibility for the rights-of-way identified in Exhibit "B".

Attachments:

1. City of Greenacres Adopted Resolution No. 2007-43
2. Exhibit "1" – Interlocal Agreement (Parcels)
 Exhibit A: Legal Description List
 Exhibit B: Map
3. City of Greenacres Adopted Resolution No. 2007-47
4. Exhibit "1" – Interlocal Agreement (Rights-of-way)
 Exhibit A: County right-of-way segments transferred to the City
 Exhibit B: County right-of-way segments NOT transferred to the City
 Exhibit C: Right-of-way segments not maintained by the County

Recommended by: _____

Executive Director

Date

Approved By: _____

Deputy County Administrator

Date

II. FISCAL IMPACT ANALYSIS

A. Five Year Summary of Fiscal Impact:

Fiscal Years	20 <u>08</u>	20 <u>09</u>	20 <u>10</u>	20 <u>11</u>	20 <u>12</u>
Capital Expenditures	_____	_____	_____	_____	_____
Operating Costs	_____	_____	_____	_____	_____
External Revenues	_____	_____	_____	_____	_____
Program Income (County)	_____	_____	_____	_____	_____
In-Kind Match (County)	_____	_____	_____	_____	_____
NET FISCAL IMPACT	=====	=====	=====	=====	=====
# ADDITIONAL FTE POSITIONS (Cumulative)	_____	_____	_____	_____	_____

Is Item Included In Current Budget? Yes _____ No _____
Budget Account No.: Fund _____ Agency _____ Org. _____ Object _____
Reporting Category _____

B. Recommended Sources of Funds/Summary of Fiscal Impact:

C. Departmental Fiscal Review: *Pat D'Agostino*

III. REVIEW COMMENTS

A. OFMB Fiscal and/or Contract Dev. and Control Comments:

The transfer of operation and maintenance will discontinue County services to those right of way segments. However, the fiscal impact is indeterminable at this time.

[Signature] 11-26-07
28 11/30/07 OFMB CN 11/26/07

[Signature] 11/27/07
Contract Dev. and Control
11/27/07

B. Legal Sufficiency:

This item complies with current
County policies.

[Signature]
Assistant County Attorney

C. Other Department Review:

[Signature]
Department Director

RESOLUTION NO. 2007-43

A RESOLUTION ADOPTED BY THE CITY COUNCIL OF THE CITY OF GREENACRES, FLORIDA, AUTHORIZING THE EXECUTION OF AN INTERLOCAL AGREEMENT BETWEEN THE CITY OF GREENACRES AND PALM BEACH COUNTY, PURSUANT TO CHAPTER 171.046, FLORIDA STATUTES, PROVIDING FOR THE ANNEXATION OF SEVENTEEN ENCLAVES TOGETHER TOTALING APPROXIMATELY 52.61 ACRES LOCATED ALONG JOG ROAD, HAVERHILL ROAD, 10TH AVENUE NORTH, LAKE WORTH ROAD, AND MELALEUCA LANE; PROVIDING FOR TRANSMITTAL TO THE PALM BEACH COUNTY BOARD OF COUNTY COMMISSIONERS FOR SUBSEQUENT ACTION; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, Chapter 171.046, Florida Statutes, provides for annexation of certain enclaves into a municipality by entering into an Interlocal Agreement between the Municipality and the County having jurisdiction over such enclaves; and

WHEREAS, Chapter 171.046, Florida Statutes, limits annexation by Interlocal Agreement to enclaves of ten (10) acres or less in size; and

WHEREAS, Chapter 171.031(13)(a) and (b), Florida Statutes, defines enclaves as developed or improved property enclosed within and bounded on all sides by a single municipality, or enclosed within and bounded by a single municipality and a natural or manmade obstacle that allows passage of vehicular traffic to that unincorporated area only through the municipality; and

WHEREAS, it has been determined that the parcels to be annexed via this Interlocal Agreement meet the requirements set out in Sections 171.031(13)(a) and (b) and 171.046, Florida Statutes, as such enclaves are developed or are improved, are ten (10) acres or less in size, and are completely surrounded by the City or are surrounded by the City and a natural or manmade obstacle that allows passage of vehicular traffic to the enclaves only through the City; and

WHEREAS, the enclaves identified herein are within the future annexation area of the City of Greenacres as set forth in the Annexation Element of the Comprehensive Plan; and

WHEREAS, the City Council of the City of Greenacres further finds that, in accordance with the Land Development Staff Report and Recommendation dated November 15, 2007, attached hereto as Exhibit "2" and by this reference made a part hereof, the proposed annexation of the subject properties is in the best interest of the citizens of the City of Greenacres, and is in accordance with State and local law.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF GREENACRES, FLORIDA, THAT:

Section 1. The City Council of the City of Greenacres hereby approves the Interlocal Agreement (incorporated and attached herein as Exhibit "1") with Palm Beach County for the annexation of seventeen enclaves totaling approximately 52.61 acres located on Jog Road, Haverhill Road, 10th Avenue North, Lake Worth Road, and Melaleuca Lane.

Section 2. The City Council of the City of Greenacres hereby authorizes the appropriate City officials to execute the Agreement on behalf of the City of Greenacres and to do all things necessary to effectuate the terms of the Agreement. The City Manager and City Attorney are hereby authorized to make any non-substantive changes to the Interlocal Agreement necessary to effectuate the terms authorized herein.

Section 3. Upon execution of the Interlocal Agreement, the City Clerk is hereby directed and authorized to transmit sufficient copies of same to the appropriate officials of Palm Beach County for the County's consideration and execution.

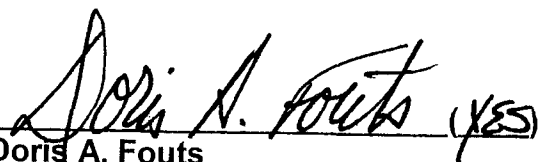
Section 4. This resolution shall be effective upon its adoption.

RESOLVED AND ADOPTED this 19th of November, 2007.

Voted



Samuel J. Ferreri
Mayor

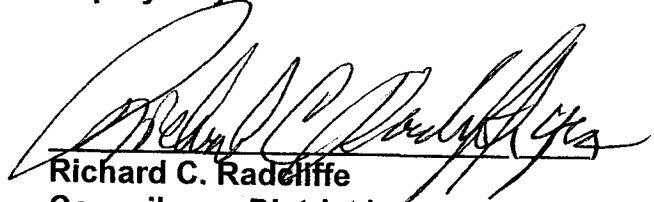


Doris A. Fouts
Deputy Mayor

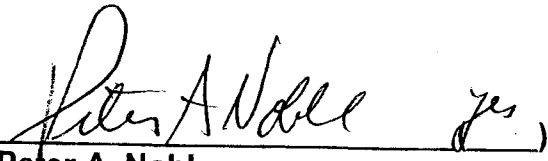
Attest:



Sondra K. Hill
City Clerk



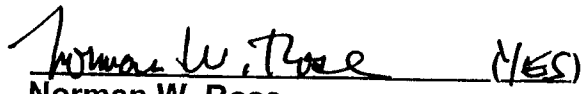
Richard C. Radcliffe
Councilman, District I



Peter A. Noble
Councilman, District II



Charles E. Shaw
Councilman, District III



Norman W. Rose
Councilman, District V

Approved as to Form and Legal Sufficiency



Pamela S. Terranova
City Attorney

ANX-07-05 (Resolution 2007-43)
Exhibit "2"
Date: November 15, 2007

Revised:



I. Project Description:

Project: 2007 Enclave Interlocal Annexation

Petitioner: The City of Greenacres
Planning and Engineering Dept.
5800 Melaleuca Lane
Greenacres, FL 33463

Request: Approval of an Interlocal Agreement
with Palm Beach County per
Chapter 171.046(2)(a) F.S. for the
Annexation of seventeen (17) enclaves

Locations: Along Jog Road, Haverhill Road,
10th Avenue North, Lake Worth Road,
and Melaleuca Lane

II. Site Data:

Enclave "1":

Property Data: See Exhibit A

Size: 3.19

Enclave "2":

Property Data: See Exhibit A

Size: 3.88

Enclave "3":

Property Data: See Exhibit A

Size: 2.53

Enclave "4":

Property Data: See Exhibit A

Size: 1.38

Enclave “5”:

Property Data:	See Exhibit A
Size:	1.76

Enclave “5”:

Property Data:	See Exhibit A
Size:	1.25

Enclave “7”:

Property Data:	See Exhibit A
Size:	4.80

Enclave “8”:

Property Data:	See Exhibit A
Size:	0.57

Enclave “9”:

Property Data:	See Exhibit A
Size:	5.14

Enclave “10”:

Property Data:	See Exhibit A
Size:	5.12

Enclave “11”:

Property Data:	See Exhibit A
Size:	2.07

Enclave “12”:

Property Data:	See Exhibit A
Size:	5.09

Enclave “13”:

Property Data:	See Exhibit A
Size:	1.97

Enclave “14”:

Property Data:	See Exhibit A
Size:	3.80

Enclave “15”:

Property Data:	See Exhibit A
Size:	1.70

Enclave “16”:

Property Data:	See Exhibit A
Size:	3.41

Enclave “17”:

Property Data:	See Exhibit A
Size:	4.95

III. Annexation/Zoning History:

The subject properties are currently in unincorporated Palm Beach County and are considered to be enclaves in accord with Chapter 171.031(13)(a) and (b); being enclosed within and bounded on all sides by the City or enclosed within and bounded by the City and a natural or manmade obstacle which allows vehicular traffic to them only by passing through the City. One of the enclaves (identified here as “12”) was the subject of an unsuccessful Interlocal Agreement for Annexation in the spring of 2000 (ANX-00-03) which was approved by the City of Greenacres but denied by the Board of County Commissioners.

IV. Applicable Comprehensive Plan Provisions:

Annexation Element:

Objective 1, page ANX 19--	addresses efficiency, concurrency and levels of service (LOS).
Objective 1, Policy c), page ANX 19--	prohibits creating enclaves, or pocket areas which are not reasonably compact.
Objective 2, page ANX 19--	encourages orderly annexation in the future annexation boundaries through coordination with adjacent municipalities and Palm Beach County.
Objective 4, page ANX 20--	supports annexations which are deemed necessary to promote the orderly growth of the City and will not adversely impact the City's ability to fulfill other plans.
Objective 4, Policy a), page ANX 20--	outlines six guidelines for annexations.

V. Applicable City Code and Statutory Provisions:

Article III, Section 10 of the City Charter relating to annexation
Sec. 16-4 of the City Code relating to zoning of annexed areas
Chapter 171, Florida Statutes relating to annexation

VI. Staff Analysis:

Land Development Staff Comments:

The petition was reviewed by the Land Development Staff on November 15, 2007. The petition was recommended for approval.

Planning and Engineering Dept.:	Incorporated into report
Building Department:	No objections
Public Safety Department:	No objections
Public Works Department:	No objections

Background:

The approximately 52.61 total acres proposed for annexation are contiguous to the City, and each of the identified enclaves which make up the total area is 10 acres or less in size. In accord with the provisions of Chapter 171.046(2)(a), enclaves 10 acres or less in size may be annexed through an Interlocal Agreement between the City and the County.

Beginning with the conflict resolution and settlement discussions held between the City and Palm Beach County triggered by the County's objection to the Dillman-Cleary (ANX-04-02) and Contreras (Anx-04-04) annexations, efforts were undertaken to identify existing enclaves within the City and facilitate their annexation by the City. On December 6, 2005, at the direction of the Board of County Commissioners, PBC Planning Division staff provided a letter to the City identifying 16 enclaves, less than 10 acres each, suitable for annexation via Interlocal Agreement between the City and the County. Since that time, 2 of the enclave areas on the list voluntarily annexed into the City (ANX-05-11, 4.97 acres and ANX-05-12, 3.795 acres) and 3 more areas were added to the list by the County for a new net total of 17 enclaves. The proposed annexation will close out these 17 enclaves.

The property data list (Exhibit A) contains the address, owner name, legal description, existing future land use designation, existing zoning designation, apparent existing use, and taxable value for each parcel. The list also contains a calculation of the property tax increase due to annexation based on deletion of the PBC Fire Rescue FY 2008 MSTU millage of 2.7794 and addition of the City's total FY 2008 millage of 4.7022 (a net increase in millage of 1.9228). City Future Land Use and Zoning designations will be applied to the properties through a separate process in the near future.

Annexation Findings of Fact:

The proposed annexation is consistent with the Goals, Objectives and Policies of the City's Comprehensive Plan. The parcels are contiguous to the City and are within the boundaries of the Future Annexation Area in the Annexation Element of the Comprehensive Plan.

In addition, the following six guidelines, as specified in Objective 4(a) on page 20 of the Annexation Element within the Comprehensive Plan, must be addressed. The guidelines apply to both City initiated and voluntary annexations.

Specific Criteria Findings:

In all future annexation requests, the City shall be guided by the following:

- (1) The area in question must meet statutory requirements pertaining to contiguity, compactness and irregular shape.

Findings: The annexation petition is consistent with the provisions in Chapter 171, F.S., specifically because the subject properties are rectangular in shape, reasonably compact, and immediately contiguous to the City's municipal boundaries. In addition, the petition is consistent with Chapter 171.046(2)(a) because each of the identified enclaves is 10 acres or less in size.

- (2) **The petitioned area must have "a unity of interests with the City" and be "a logical extension" of the City's boundaries.**

Findings: The subject properties have "a unity of interests with the City" and are "a logical extension" of the City of Greenacres' boundaries. The properties are identified as part of the Future Annexation Area in the City's Comprehensive Plan and the annexation of this area will allow the City to eliminate seventeen (17) existing enclaves which is consistent with the intent of both the City's Comprehensive Plan and Florida Statutes.

- (3) **The area shall have a growth potential sufficient to warrant the extension of services.**

Findings: The area has a growth potential sufficient to warrant the extension of services. Development and redevelopment activity is taking place in the immediate vicinity and adjacent properties within the City are already receiving City services. Since the properties proposed for annexation are contiguous to the City and within existing enclaves, there will be minimal effect upon infrastructure and services provided within the City.

- (4) **The deficit of income against expense to the City shall not be unreasonable.**

Findings: The annexation of the subject properties will not create an unreasonable expense or burden upon the City of Greenacres. Since the subject properties are contiguous to developed parcels already in the City, and they are located in existing enclaves, their annexation will not adversely affect the City's overall level of service, nor will it substantially increase costs to the City to warrant the annexation unreasonable. The City will also be provided with revenue from the property taxes of the subject properties and the elimination of enclaves will improve service delivery efficiency.

- (5) **The advantages both to the City of Greenacres and to the petitioned area must outweigh the disadvantages.**

Findings: The advantages to both the City of Greenacres and the proposed annexation area outweigh any potential disadvantages. The City will benefit by annexing land that is currently identified in the future annexation area and implementing goals, objectives and policies of the Annexation Element of the Comprehensive Plan to eliminate enclaves. Further, the annexation of the subject property will allow the City to improve the identity of the area as being part of Greenacres and improve service delivery efficiency for the City and Palm Beach County. Greenacres' Public Safety Department stations are located closer to the sites than existing Palm Beach County Fire Rescue stations and are already providing services in the area.

- (6) **The City of Greenacres must be willing and able to provide City services as well as ensure that services provided by Palm Beach County are furnished to the newly annexed area within a reasonable time.**

Findings: The City of Greenacres will be able to provide City services to the subject properties without degrading any established levels of service, since the City is already providing governmental services to other developments along Jog Road, Haverhill Road, 10th Avenue North, Lake Worth Road, and Melaleuca Lane in the immediate area of the subject parcels. Through the zoning change and site plan approval processes, any new development proposed for the properties must demonstrate that services can be provided at the established Level of Service.

Summary of Annexation Criteria:

The proposal meets all of the guidelines specified in the City's Comprehensive Plan and Chapter 171 of the Florida Statutes for the annexation of property. It is a logical extension of the City's boundaries in locations identified as part of the City's future annexation area and will eliminate seventeen (17) existing enclaves identified by the County.

VII. Staff Recommendation:

Approval of ANX-07-05 through the adoption of Resolution 2007-43 authorizing execution of an Interlocal Agreement with Palm Beach County.

CITY COUNCIL ACTION Adoption Hearing – November 19, 2007

**PALM BEACH COUNTY
BOARD OF COUNTY COMMISSIONERS' ACTION
December 18, 2007**

Samuel J. Ferreri, Mayor

Attest:

Sondra K. Hill, City Clerk

Attachment:

1. Resolution 2007-43
2. Interlocal Agreement (Exhibit 1)
3. Property Data List (Exhibit A)
4. Location Map



City of Greenacres

5800 Melaleuca Lane • Greenacres • Florida • 33463-3515
Ph: 561-642-2006 • Fax: 561-642-2004 • Email: shill@ci.greenacres.fl.us

Samuel J. Ferreri
Mayor

Wadie Atallah
City Manager

Sondra K. Hill
City Clerk

OFFICE OF THE CITY CLERK CERTIFICATION

STATE OF FLORIDA

COUNTY OF PALM BEACH

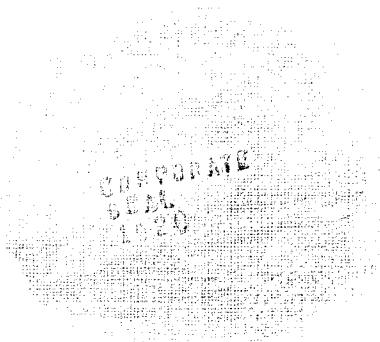
I. SONDRA K. HILL, THE UNDERSIGNED AUTHORITY, DO HEREBY CERTIFY THAT THE FOREGOING IS A TRUE, EXACT, AND CORRECT COPY OF EXECUTED ORDINANCE NO. 2007-43 THAT WAS ADOPTED UPON SECOND AND FINAL READING AND PUBLIC HEARING BY THE CITY COUNCIL AT THE MEETING OF NOVEMBER 19TH, 2007.

WITNESS BY MY HAND AND OFFICIAL CORPORATE SEAL, THIS 20TH DAY OF NOVEMBER, 2007.

CITY OF GREENACRES, FLORIDA

SONDRA K. HILL, MMC
CITY CLERK

SEAL



ATTACHMENT 2
Exhibit "1" – Interlocal Agreement (Parcels)

EXHIBIT "1"

THIS INTERLOCAL AGREEMENT is made on this ____ day of _____, 2007 between the CITY OF GREENACRES, a municipal corporation located in Palm Beach County, Florida, hereinafter referred to as "City," and PALM BEACH COUNTY, a political subdivision of the State of Florida, hereinafter referred to as "County", each entity constituting a "public agency" as defined in Part 1, Chapter 163, Florida Statutes (2006).

WHEREAS, Section 163.01, Florida Statutes (2006), known as the "Florida Interlocal Cooperation Act of 1969," authorizes local governments and public agencies to enter into interlocal agreements with each other to jointly exercise any power, privilege, or authority which such agencies share in common and which each might exercise separately; and

WHEREAS, Section 171.046, Florida Statutes (2006), provides for annexation of certain enclaves by interlocal agreement between the annexing municipality and the County having jurisdiction of the enclave; and

WHEREAS, Section 171.046, Florida Statutes (2006), limits annexation by interlocal agreement to enclaves of ten (10) acres or less in size; and

WHEREAS, Section 171.031 (13) (a) and (b), Florida Statutes (2006), defines enclaves as unincorporated developed or improved property bounded on all sides by a single municipality, or bounded by a single municipality and by a natural or manmade obstacle that allows passage of vehicular traffic to that unincorporated area only through the municipality; and

WHEREAS, the County and the City have determined that it is appropriate and will promote efficient provision of governmental services for the City to annex certain enclaves; and

WHEREAS, the parcels to be annexed via this Interlocal Agreement meet the requirements set out in Section 171.031 (a) and (b) and 171.046, Florida Statutes (2006), as such enclaves are developed or are improved, are ten (10) acres or less in size, and are completely surrounded by the City or are bounded by the City and a natural or manmade obstacle that allows passage of vehicular traffic to the enclaves only through the City; and

WHEREAS, the enclaves identified for annexation in this Interlocal Agreement are in the City's future annexation area as provided for in the Annexation Element of the City's Comprehensive Plan; and

WHEREAS, the County and the City agree that the parcels to be annexed via this Interlocal Agreement are subject to the Land Use Atlas of the Palm Beach County Comprehensive Plan and the County zoning and subdivision regulations until the City adopts a Comprehensive Plan amendment to include the parcels to be annexed into the City's Comprehensive Plan.

NOW, THEREFORE, in consideration of the mutual representations, terms, and covenants hereinafter set forth, the parties hereby agree as follows:

Section 1. Purpose

The purpose of the Agreement is to annex the unincorporated enclaves, identified in Exhibit "A", attached hereto and made a part hereof, into the City's municipal boundaries.

Section 2. Definitions

The following definitions apply to this agreement:

1. The term "enclave" shall be defined as set forth in Section 171.031 (13) (a) and (b), Florida Statutes (2006).
2. "Act" means Part 1 of Chapter 163, Florida Statutes (2006).
3. "Agreement" means this Interlocal Agreement, including any amendments or supplements hereto, executed and delivered in accordance with the terms hereof.

Section 3. Annexation

The enclaves identified in Exhibit "A", which is attached hereto and made a part hereof, are hereby annexed into and are included in the corporate boundaries of the City.

Section 4. Effective Date

This agreement shall take effect upon execution by both parties.

Section 5. Filing

Upon execution by both parties, a certified copy of this agreement shall be filed with the Clerk of the Circuit Court in and for Palm Beach County.

Section 6. Notification

The City hereby acknowledges that it has provided written notice to all owners of real property located in the enclaves identified in Exhibit "A" whose names and addresses are known by reference to the latest published ad valorem tax records of the Palm Beach County Property Appraiser. The written notice described the purpose of the Interlocal Agreement and stated the date, time, and place of the meeting in the City where this Interlocal Agreement is to be considered for adoption. The written notice also indicated the name and telephone number of the Palm Beach County staff person to contact regarding the date, time, and place when the Palm Beach County Board of County Commissioners is to consider the adoption of this Interlocal Agreement.

Section 7. Captions

The captions and section designations herein set forth are for convenience only and shall have no substantive meaning.

Section 8. Severability

In the event a court of competent jurisdiction hereof holds any section, paragraph, sentence, clause, or provision to be invalid, such holding shall not affect the remaining portions of this Agreement, and the same shall remain in full force and effect.

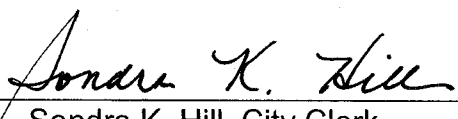
Section 9. Entire Agreement & Counterparts

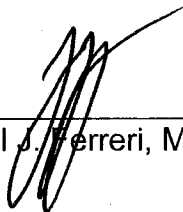
This Agreement represents the entire understanding between the parties, concerning the subject, and supersedes all other negotiations, representations, or agreements, either written or oral, relating to this Agreement.

This Agreement may be executed in two or more counterparts, each of which shall be deemed an original, but all of which together shall constitute one and the same instrument.

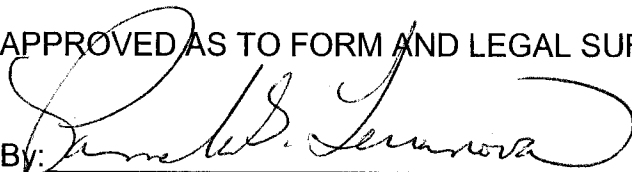
ATTEST:

CITY OF GREENACRES, FLORIDA

By: 
Sondra K. Hill, City Clerk

By: 
Samuel J. Ferreri, Mayor

APPROVED AS TO FORM AND LEGAL SUFFICIENCY

By: 
Pamela S. Terranova, City Attorney

ATTEST:

PALM BEACH COUNTY, FLORIDA
By Its Board of County Commissioners

By: _____
Deputy Clerk

By: _____
~~Addie L. Green~~, Chairperson

**ADDIE L. GREENE
CHAIRPERSON**

APPROVED AS TO FORM AND LEGAL SUFFICIENCY

By: 
Robert Banks, Assistant County Attorney

Enclave 1 Fleming (North of 10th Avenue North)

Map #	Site Address	Owner Name and Address	Parcel Control Number	Legal Description	Acres	Exist. FLU	Exist. Z	Existing Use	Taxable Value	Tax Difference
1	Fleming Avenue	Fred Bassford 308 N. Country Club Drive Lake Worth, FL 33462-1002	00-42-44-23-02-001-0010	Greenacres Plat No. 2. Replat - Nly 43 ft & N 50 Ft of S. 200 Ft of TR 4	0.25	HR 8	RM	Vacant	\$82,505	\$158.64
2	3108 & 3110 Fleming Avenue	Michael P. Gatchell 1325 NW Pine Lake Dr. Stuart, FL 34994-9434	00-42-44-23-02-001-0070	North 100 feet of South 300 feet of Tract A, Replat of Blocks 6, 7, 18, 19, 30, 31, 42, 32 and 54, Greenacres Plat No. 2, a subdivision in Palm Beach County, Florida, according to the Plat thereof on file in the Office of the Clerk of the Circuit Court in and for Palm Beach County, Florida, as recorded in Plat Book 16, Page 4.	0.27	HR 8	RM	1 Duplex	\$289,592	\$556.83
3	3097 & 3099 Fleming Avenue	Mauro A. & Leidy Alvarado 3097 Fleming Avenue Greenacres, FL 33463-2013	00-42-44-23-02-001-0060	South 100 feet North 300 feet of South 600 feet of Tract A Replat of Blocks 6, 7, 18, 19, 30, 31, 42, 32 and 54, Greenacres Plat No. 2, Plat Book 16, page 4, of the public records of Palm Beach County, Florida, also known as Lots 6 and 7, Block 54 Greenacres Plat No. 2, Plat Book 13, page 3 and 4, of the public records of Palm Beach County, Florida	0.27	HR 8	RM	1 Single Family with 1 apt. attached	\$253,845	\$488.09
4	3077 & 3087 Fleming Avenue	Deborah Mundell Trust 1 E. Arch Drive Lake Worth, FL 33467-4901	00-42-44-23-02-001-0050	North 100 feet of South 500 feet of Tract A, Replat of Blocks 6, 7, 18, 19, 30, 31, 42, 32 and 54, Greenacres Plat No. 2, as recorded in Plat Book 16, page 4, a subdivision of Palm Beach County, Florida also known as Lots 9 and 10, Block 54 Greenacres Plat No. 2, according to the plat thereof on file in the office of the Clerk of the Circuit Court in and for Palm Beach County, Florida in Plat Book 13, page 3 and 4.	0.27	HR 8	RM	1 Duplex	\$268,322	\$515.93
5	3061 & 3063 Fleming Avenue	Michael P. Gatchell 1325 NW Pine Lake Dr. Stuart, FL 34994-9434	00-42-44-23-02-001-0040	North 75 feet of South 575 feet of Tract A, Replat of Blocks 6, 7, 18, 19, 30, 31, 42, 43 and 54, Greenacres Plat No. 2, as in Plat Book 16, page 4, of the Palm Beach County Records, also known as Lots 7, 8, 9, 10, 11 and 12 and Block 54, Greenacres Plat No. 2, according to the Plat thereof recorded in Plat Book 13, Pages 3 and 4, Palm Beach County Records.	0.20	HR 8	RM	1 Duplex	\$231,276	\$444.70
6	3047 & 3049 Fleming Avenue	Michael P. Gatchell 1325 NW Pine Lake Dr. Stuart, FL 34994-9434	00-42-44-23-02-001-0030	North 75 feet of South 650 feet of Tract A, Replat of Blocks 6, 7, 18, 19, 30, 31, 42, 43 and 54, Greenacres Plat No. 2, according to the Plat thereof on file in the Office of the Clerk of the Circuit Court, in and for Palm Beach County, Florida, as recorded in Plat Book 16, Page 4.	0.20	HR 8	RM	1 Duplex	\$231,999	\$446.09

7	3031 & 3033 Fleming Avenue	Michael P. Gatchell 1325 NW Pine Lake Dr. Stuart, FL 34994-9434	00-42-44-23-02-001-0020	North 100 feet of South 150 feet of the north 193 feet of Tract A , Replat of Blocks 6, 7, 18, 19, 30, 31, 42, 32 and 54, Greenacres Plat No. 2, according to the Plat thereof on file in the Office of the Clerk and the Circuit Court, in and for Palm Beach County, Florida recorded in Plat Book 16, page 4.	0.26	HR 8	RM	1 Duplex	\$264,650	\$508.87
8	Fleming Avenue	Habitat for Humanity of Palm Beach County 1225 S. Military Trail Ste A West Palm Beach, FL 33415-4967	00-42-44-23-02-002-0160	Greenacres Plat No. 2. Repl - Nly 43.82ft of TR B	0.13	HR 8	RM	Vacant	\$0	\$0.00
9	Fleming Avenue	Habitat for Humanity of Palm Beach County 1225 S. Military Trail Ste A West Palm Beach, FL 33415-4967	00-42-44-23-02-002-0150	Greenacres Plat No. 2. Repl - N 50ft & S 750 Ft of TR B	0.15	HR 8	RM	Vacant	\$0	\$0.00
10	Fleming Avenue	Habitat for Humanity of Palm Beach County 1225 S. Military Trail Ste A West Palm Beach, FL 33415-4967	00-42-44-23-02-002-0140	Greenacres Plat No. 2. Repl - N 50ft & S 700 Ft of TR B	0.15	HR 8	RM	Vacant	\$0	\$0.00
11	Fleming Avenue	Habitat for Humanity of Palm Beach County 1225 S. Military Trail Ste A West Palm Beach, FL 33415-4967	00-42-44-23-02-002-0130	Greenacres Plat No. 2. Repl - N 50ft & S 650 Ft of TR B	0.15	HR 8	RM	Vacant	\$0	\$0.00
12	3058 & 3060 Fleming Avenue	Michael P. Gatchell 1325 NW Pine Lake Dr. Stuart, FL 34994-9434	00-42-44-23-02-002-0020	North 75 feet of South 600 feet of Tract B, Replat of Blocks 6, 7, 18, 19, 30, 31, 42, 43 and 54, Greenacres Plat No. 2, according to the plat thereof in the Office of the Clerk of the Circuit Court in and for Palm Beach County, Florida, recorded in Plat Book 16, page 4.	0.22	HR 8	RM	1 Duplex	\$229,159	\$440.63

13	3062 & 3062B Fleming Avenue	Alonso Sebastian 620 N. F Street Lake Worth, FL 33460- 2924	00-42-44-23-02-002-0030	North 75 feet of South 525 feet of Tract B, Replat of Blocks 6, 7, 18, 19, 30, 31, 42, 43 and 54, Greenacres Plat No. 2, Plat Book 16 Page (s) 4, also described as Lot 10, and the South 1/2 of Lot 11, Block 43, Greenacres Plat No. 2, according to the map or plat thereof as recorded in Plat Book 13, Page (s) 3, Public Records of Palm Beach County, Florida.	0.22	HR 8	RM	1 Duplex	\$237,318	\$456.32
14	702 Fleming Avenue	Nancy Molina 702 Fleming Avenue Lake Worth, FL 33463- 2014	00-42-44-23-02-002-0040	Greenacres Plat 2nd replat, S 150 Feet of N 300 Feet of S 600 feet of Tract B, according to the Plat thereof as recorded in Plat Book 16, page 4, of the Public Records of Palm Beach County, Florida.	0.45	HR 8	RM	1 Single Family	\$222,712	\$428.23
Total Acreage					3.19					

Enclave 2 Jennings Avenue

Map	Site Address	Owner Name and Address	Parcel Control Number	Legal Description	Acres	Exist. FLU	Exist. Zoning	Existing Use	Taxable Value	Tax Difference
1	3099 Jennings Avenue	James Hawkins 3099 Jennings Avenue Lake Worth, FL 33463-2064	00-42-44-23-02-003-0060	Lot 26, Block 43, Greenacres Plat No. 2, according to the plat thereof, recorded in Plat Book 13, at pages 3 and 4; being a portion of Tract C, according to the Plat of Replat of Blocks 6,7, 18, 19 30, 31, 42, 42 and 54, Greenacres Plat No. 2, as in Plat Books 16, at page 4, all of the Public Records of Palm Beach County, Florida.	0.15	HR 8	RM	1 Single Family	\$172,495	\$331.67
2	3091 & 3093 Jennings Avenue	Michael P. Gatchell 1325 NW Pine Lake Dr. Stuart, FL 34994-9434	00-42-44-23-02-003-0050	The South one-half of lot 24 and all of lot 25, Block 43, Greenacres Plat No. 2, according to the Plat thereof on file in the office of the Clerk of the Circuit Court in and for Palm Beach County, Florida, recorded in Plat Book 13, pages 3 and 4, inclusive.	0.22	HR 8	RM	1 Duplex	\$237,659	\$456.97
3	3075 & 3077 Jennings Avenue	Michael P. Gatchell 1325 NW Pine Lake Dr. Stuart, FL 34994-9434	00-42-44-23-02-003-0040	Lot 23 and the north one-half of lot 24, Block 43, Greenacres Plat No. 2, according to the plat thereof, on file in the Office of the Clerk of the Circuit Court in and for Palm Beach County, Florida. Recorded in Plat Book 13, at pages 3 and 4, inclusive.	0.22	HR 8	RM	1 Duplex	\$237,659	\$456.97
4	3061 & 3063 Jennings Avenue	Michael P. Gatchell 1325 NW Pine Lake Dr. Stuart, FL 34994-9434	00-42-44-23-02-003-0030	Lot 22 and the south one-half of lot 21, Block 43, Greenacres Plat No. 2, according to the plat thereof, on file in the Office of the Clerk of the Circuit Court in and for Palm Beach County, Florida. Recorded in Plat Book 13, at pages 3 and 4, inclusive.	0.22	HR 8	RM	1 Duplex	\$238,739	\$459.05
5	3047 & 3049 Jennings Avenue	Michael P. Gatchell 1325 NW Pine Lake Dr. Stuart, FL 34994-9434	00-42-44-23-02-003-0020	Lot 20 and the north one-half of lot 21, Block 43, Greenacres Plat No. 2, according to the plat thereof, on file in the Office of the Clerk of the Circuit Court in and for Palm Beach County, Florida. Recorded in Plat Book 13, at pages 3 and 4, inclusive.	0.22	HR 8	RM	1 Duplex	\$237,659	\$456.97
6	Fleming Avenue	Habitat for Humanity of Palm Beach County 1225 S. Military Trail Ste A West Palm Beach, FL 33415-4967	00-42-44-23-02-003-0190	Greenaces PI No 2 Repl N 50 FT of S 700 FT TR C	0.1492	HR 8	RM	Vacant	\$0	\$0.00
7	Fleming Avenue	Habitat for Humanity of Palm Beach County 1225 S. Military Trail Ste A West Palm Beach, FL 33415-4967	00-42-44-23-02-003-0180	Greenaces PI No 2 Repl N 50 FT of S 750 FT TR C	0.1492	HR 8	RM	Vacant	\$0	\$0.00

8	Fleming Avenue	Habitat for Humanity of Palm Beach County 1225 S. Military Trail Ste A West Palm Beach, FL 33415-4967	00-42-44-23-02-003-0170	Greenaces PI No 2 Repl Nly 44.36 FT of TR C	0.1317	HR 8	RM	Vacant	\$0	\$0.00
9	3036 Jennings Avenue	John & Gloria Grillo 3036 Jennings Avenue Lake Worth, FL 33463-2063	00-42-44-23-02-004-0010	Lots 15 and 16, Block 42, Greenacres Plat No. 2 recorded in Plat No. 13, pages 3 and 4 and Replatted and now known as the North 44.5 feet of Tract D and the North 50 feet of the South 500 feet of Tract D of Replat Books 6, 7, 18, 19, 30, 31, 42, 43 and 54, Greenacres Plat No. 2, recorded in Plat Book 16, page 4.	0.28	HR 8	RM	1 Single Family	\$74,180	\$142.63
10	3044 Jennings Avenue	Robert A. Luther 3044 Jennings Avenue Lake Worth, FL 33463-2063	00-42-44-23-02-004-0020	Being the North 50 feet of the South 450 feet of Tract D, according to the Plat 5 thereof on file in the office of the Clerk of the Circuit Court in and for Palm Beach County, Florida, recorded in Plat Book 16, page 4, being a Replat of Blocks 6, 7, 18, 19, 30, 31, 42, 42 and 54, of Greenacres Plat No. 2, in the Northeast quarter of Section 23, Township 44 South, Range 42 East, Palm Beach County, Florida.	0.15	HR 8	RM	1 Single Family	\$111,467	\$214.33
11	3052 Jennings Avenue	Juan & Mireya Gonzalez 3052 Jennings Avenue Lake Worth, FL 33463-2063	00-42-44-23-02-004-0030	The North 50 feet of the South 400 feet of Tract D, Replat of Blck 6, 7, 18, 19, 30, 31, 42, 43 and 54, Greenacres plat No. 2, according to the plat thereof, on file in the Office of the Clerk of the Circuit Court in and for Palm Beach County, Florida, recorded in Plat Book 16, page 4; said land situate, lying and being in Palm Beach County, Florida. Also known as Lot 13, Block 42, Greenacres Plat No. 2, Plat Book 13, page 4, Palm Beach County, Florida.	0.15	HR 8	RM	1 Single Family	\$181,191	\$348.39
12	3060 Jennings Avenue	Martin White 3060 Jennings Avenue Lake Worth, FL 33464-2063	00-42-44-23-02-004-0040	The North 50 feet of the South 360 Feet of Tract D, Replat of Blocks, 6, 7, 18, 19, 30, 31, 42, 42 and 54, Greenacres Plat No. 2, Plat Book 16, page 4, also known as Lot 12, Block 42, Greancres Plat No 2, according to the Plat thereof, recorded in Plat Book 13, page 3 and 4, of the Public Records of Palm Beach County, FLorida.	0.15	HR 8	RM	1 Single Family	\$46,704	\$89.80
13	3068 Jennings Avenue	Angel Vazquez 3068 Jennings Avenue Lake Worth, FL 33463-2063	00-42-44-23-02-004-0050	The North 50 feet of the South 300 feet of Tract D, formerly being Lot 11, Block 42, Greenacres Plat No. 2 Replat according to the Plat recorded in plat Book 16, page 4, as recorded in the Public Records of palm Beach County.	0.15	HR 8	RM	1 Single Family	\$145,472	\$279.71

14	3082 & 3086 Jennings Avenue	Victoria Reyes 980 SE 4th Street Hialeah, FL 33010-5515	00-42-44-23-02-004-0060	North 75 feet of the South 250 feet of Tract D Replat of Blocks 6, 7, 18, 19, 30, 31, 42, 43 and 54, Greenacres Plat No., 2, according to the plat thereof on file in the office of the Circuit Court in and for Palm Beach County, Florida, recorded in Plat Book 16, Page 4.	0.22	HR 8	RM	1 Duplex	\$213,673	\$410.85
15	3090 & 3094 Jennings Avenue	Victoria Reyes 980 SE 4th Street Hialeah, FL 33010-5515	00-42-44-23-02-004-0070	North 75 feet of the South 175 feet of Tract D Replat of Blocks 6, 7, 18, 19, 30, 31, 42, 43 and 54, Greenacres Plat No., 2, according to the plat thereof on file in the office of the circuit court in and for Palm Beach County, Florida, recorded in Plat Book 16, Page 4.	0.22	HR 8	RM	1 Duplex	\$213,295	\$410.12
16	3150 & 3154 Jennings Avenue	Grace & Pierre Viau 11078 Delta Circle Boca Raton, FL 33428-3980	00-42-44-23-02-004-0080	North 75 feet of the South 100 feet of Tract D Replat of Blocks 6, 7, 18, 19, 30, 31, 42, 43 and 54, Greenacres Plat No., 2, according to the plat thereof on file in the office of the Circuit Court in and for Palm Beach County, Florida, recorded in Plat Book 16, Page 4.	0.22	HR 8	RM	1 Duplex	\$210,117	\$404.01
17	3068 Jennings Avenue	Angel Vazquez 3068 Jennings Avenue Lake Worth, FL 33463-2063	00-42-44-23-02-004-0050	North 50 feet of the South 300 feet of Tract D, formerly being Lot 11, Block 42, Greenacres Plat No., 2 Replat, according to the plat recorded in Plat Book 16, Page 4, as recorded in the Public Records of Palm Beach County, Florida.	0.15	HR 8	RM	Vacant	\$145,472	\$279.71
18	3120 & 3124 Jennings Avenue	Gregory L. & Janice A. Johnston 4288 Manor Forest Way Lake Worth, FL 33436-8833	00-42-44-23-01-042-0050	Lot 5, Block 42, Greenacres Plat No. 2, according to the Plat thereof on file in the office of the Clerk of the Circuit Court and for Palm Beach County, Florida, recorded in Plat Book 13, pages 3 and 4, and the South 25 feet of Tract D, Replat of Blocks 6, 7, 18, 19, 30, 31, 42, 42 and 54, Greenacres Plat No. 2, according to the Plat thereof on file in the office of the Clerk of the Circuit Court in and for Palm Beach County, Florida, recorded in Plat Book 16, Page 4.	0.22	HR 8	RM	1 Duplex	\$208,167	\$400.26
19	Jennings Avenue	Gold Construction LLC 12358 Peconic Ct Wellington, FL 33414-5511	00-42-44-23-02-005-0010	Tract E, Less the South 30 feet, Replat of Greenacres, Plat No. 2, according to the Plat thereof, as recorded in Plat Book 16, Page 4, of the Public Records of Palm Beach County.	0.5073	HR 8	RM	Vacant	\$161,036	\$309.64
				Total Acreage	3.88					

Enclave 3 Perry Avenue

Map #	Site Address	Owner Name and Address	Parcel Control Number	Legal Description	Acres	Exist. FLU	Exist. Zoning	Existing Use	Taxable Value	Tax Difference
1	3025 & 3027 Perry Ave. 3031 & 3033 Perry Ave. 3047, 3049 & 3051 Perry Ave. 3069, 3071, 3073 Perry Ave. 3085, 3087 & 3089 Perry Ave. 3103, 3105 & 3107 Perry Ave.	Rejo & Marita Lahteenmaki 2973 Gulfstream Road Lake Worth, FL 33461 1815	00-42-44-23-02-006-0010	Tract F, less the South 250 feet thereof, Replat of Blocks 6, 7, 18, 19, 30, 31, 42, 42 and 54, Greenacres Plat No. 2, according to the Plat thereof on file in the office of the clerk of the Circuit Court in and for Palm Beach County, Florida, recorded in Plat Book 16, Page 4	1.63	HR 8	RM	2 Duplex 4 Triplex	\$953,954	\$1,834.26
2	3094 Perry Avenue	Carol D. Gatchell Trust 4108 Kivey Drive Lake Worth, FL 33461	00-42-44-23-02-007-0050	The North 50 feet of the South 400 feet of Tract G, Replat of Blocks 6, 7, 18, 19, 30, 31, 42, 43 and 54, Greenacres Plat No. 2, according to the Plat thereof, recorded in Plat Book 16, page 4, of the Public Records of Palm Beach County, Florida	0.15	HR 8	RM	1 Single Family	\$175,264	\$337.00
3	3110 Perry Avenue	Luis C. & Luz Yolanda Ramirez 3110 Perry Avenue Lake Worth, FL 33463-2059	00-42-44-23-02-007-0070	The North 50 feet of the South 250 feet of Tract G, Greenacres Plat No. 2., Replat of Blocks 6, 7, 18, 19, 30, 31, 42, 43 and 54, according to the Plat thereof on file in the office of the Clerk of the Circuit Court in and for Palm Beach County, Florida recorded in Plat Book 16, Page 4, said parcel formerly being known as Lot 6, Block 31, Greenacres Plat No. 2, according to the Plat thereof on file in the office of the Circuit Court in and for Palm Beach County, Florida, recorded in Plat Book 13, Page 3.	0.15	HR 8	RM	1 Single Family	\$81,135	\$156.01
4	Jennings Avenue	Platino LLC 12358 Peconic Court Wellington, FL 33414-5511	00-42-44-23-02-007-0080	The South 200 feet of Tract G, Replat of Greenacres, Plat No. 2, according to the Plat thereof as recorded in Plat Book 16, page 4, of the Public Records of Palm Beach County, Florida.	0.5969	HR 8	RM	Vacant	\$184,041	\$353.87
				Total Acreage	2.53					

Enclave 4 33rd COURT

Map #	Site Address	Owner Name and Address	Parcel Control Number	Legal Description	Acres	Exist. FLU	Exist. Zoning	Existing Use	Taxable Value	Tax Difference
1	3340 Jog Road	Montague A. & Cecelia A. Thomas 5663 Lake Shore Village Cir Lake Worth, FL 33463-7384	00-42-44-22-00-000-1070	The part of the South one-half (S 1/2) of the Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4) of the Northeast Quarter (NE 1/2) of Section 22, Township 44 South, Range 42 East, as recorded in Deed Book 1015, Page 335, Palm Beach County Records, more particularly described as follows: to with: Being the West 198 feet of the North 120 feet of the South 240 feet, less the West 33 feet, and less the South 20 feet which is for access road purposes, being a parcel of land 100 feet x 165 feet and containing approximately 0.379 acres. Less the following described parcel: A parcel of land in the Northeast one-quarter of Section 22, Township 44, Range 42 East, Palm Beach County, Florida. Being more particularly described as follows: Commence at the intersection of the centerline of 33rd Court and the North South one-quarter section line of Section 22, Township 44 South, Range 42 East; thence North 02°07'07" East along said North South one-quarter section line a	0.20	HR 8	AR	1 Single Family	175,850	\$338.12
2	6455 33rd Court S.	Montague A. & Cecelia A. Thomas 5663 Lake Shore Village Cir Lake Worth, FL 33463-7384	00-42-44-22-00-000-1060	The West 298 feet of the North 120 feet of the South 240 feet of the South Half (S 1/2) of the Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4) of the Northeast Quarter, NE 1/4) of Section 22, Township 44 South, Range 42 East, Palm Beach County, Florida, LESS the West 198 feet thereof, and also less the South 20 Feet thereof which is for access road purposes.	0.23	HR 8	AR	1 Single Family	224,266	\$431.22
3	6433 33rd Court S.	Mark & Gail Kasprzyk 6433 33rd Court S. Lake Worth, FL 33463-3039	00-42-44-22-00-000-1090	The part of the South one-half of the Northwest quarter of the Southwest quarter of the Northeast quarter (S 1/2 of NW 1/4 of SW 1/4 of NE 1/4), of Section 22, Township 44 South, Range 42 East, as recorded in the Deed Book 1015, page 335, Palm Beach County Public Records, more particularly described as follows: to-wit: Being the West 348 feet of the North 120 feet of the South 240 feet, less the West 298 feet, and less the South 20 feet, which is for access road purposes, being a parcel of land 50' x 100', and containing 0.115 acres.	0.23	HR 8	AR	1 Single Family	61,010	\$117.31
4	3358 Jog Road	John S. Taber 3358 Jog Road Lake Worth, FL 33467-2070	00-42-44-22-00-000-1100	22-44-42, West 198 FT of South 120 FT of South 1/2 OF NW 1/4 of SW 1/4 of NE 1/4 (Less W 80 FT Jog Road and North 20 feet. 33rd CT R/WS) AND The East 200 feet of the West 398 Feet of the South 120 feet of the South half (S 1/2) of the Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4) of the Northwest Quarter (NE 1/4) of Section 22, Township 44 South, Range 42 East, Palm Beach County, Florida, less the North 20 feet thereof for road right-of-way purposes. Containing 0.459 acres more or less.	0.72	HR 8	AR	1 Single Family	51,545	\$99.11
Total Acreage:					1.38					

Enclave 5 Jog Road East									
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Map #	Site Address	Owner Name and Address	Parcel Control Number	Legal Description	Acres	Exist. FLU	Exist. Zoning	Existing Use	Taxable Value	Tax Difference
1	3494 Jog Road	Gustavo & Greta M. Mayo 325 Maryland Drive Lake Worth, FL 33460-6218	00-42-44-22-00-000-1020	The West half of the South 132 feet of the South half of the Southwest Quarter of the Southwest Quarter of the Northeast Quarter of Section 22, Township 44 South, Range 42 East, Palm Beach County, Florida, less therefrom the West 80 feet for right of way of Jog Road.	0.76	HR 8	RS	Vacant	116,280	\$223.58
2	3476 Jog Road	Ruben & Jenny Soto 3476 Jog Road Lake Worth, FL 33467-2012	00-42-44-22-00-000-1021	The East 1/2 of the South 132 feet of the South 1/2 of the Southwest 1/4 of the Northeast 1/4 of Section 22, Township 44 South, Range 42 East, Palm Beach County, Florida. Together, with an easement for ingress and egress and road purposes over the North 20 feet of the West 1/2 of the South 132 feet of the Southwest 1/4 of the Southwest 1/4 of the Northeast 1/4 of said Section 22.	1.00	HR 8	RS	1 Single Family	0	\$0.00
				Total Acreage	1.76					

Enclave 6 Cindi Lane

Map #	Site Address	Owner Name and Address	Parcel Control Number	Legal Description	Acres	Exist. FLU	Exist. Zoning	Existing Use	Taxable Value	Tax Difference
1	6567 Cindi Ln	Peter & Jeannie Horn 6567 Cindi Ln Lake Worth, FL 33467-1513	00-42-43-27-05-022-0431	A parcel of land being a portion of Tract 43, Block 22, Palm Beach Farms Co., Plat No. 3, as recorded in Plat Book 2, Pages 45 to 54, inclusive public records, Palm Beach County, Florida; said parcel being specifically described as follows: Begin at a permanent reference monument located at the Northwest corner of Lot 12, Plat of Ramblewood Two, as recorded in Plat Book 35, pages 78 and 79, public record, Palm Beach County, Florida; thence North along the west line of said Tract 43, a distance of 211.80 feet to a point on the north line of the South 607.80 feet of said Tract 43, thence, North 89°57'58" East, along the North line of the South 607.80 feet of said Tract 43, a distance of 30.00 feet; thence, South 29°32'34" East, a distance of 193.37 feet to a point on a curve concave to the Southeast, said curve having a radius of 50.00 feet, a central angle of 60°29'38" and a chord bearing if Siytg 39°12'37" West; said curve being the Northwesterly right of way line of Cindi Lane, as shown on the aforesaid plat of Ramblewood Two, thence, Southwesterly, along the arc of said curve, a distance of 53.79 feet to the Northeast corner of aforesaid Lot 12, Plat of Ramblewood Two and the end of said curve; thence South 89°57'58" West, along the North line of said Lot 12, a distance of 100.00 feet to the point of beginning.	0.37	LR 3	RS	1 Single Family	\$69,539	\$133.71
2	6561 Cindi Ln	Stefan S. & Lisa M. Katz 6561 Cindi Ln Lake Worth, FL 33467-1513	00-42-43-27-05-022-0433	A parcel of land being a portion of Tract 43, Block 22, Palm Beach Farms Co., Plat No. 3, as recorded in Plat Book 2, Pages 45 to 54, inclusive public records, Palm Beach County, Florida; said parcel being specifically described as follows: From a permanent reference monument located at the Northwest corner of Lot 12, Plat of Ramblewood Two, as recorded in Plat Book 35, Pages 78 and 79, Public Records, Palm Beach County, bear North, along the West line of said Tract 43, a distance of 211.80 feet to a point on the North line of the South 607.8 feet of said Tract 43; Thence, North 89°57'58" East, along the North line of the South 607.8 feet of said Tract 43, a distance of 30.00 feet to the Point of beginning. Thence, continue North 89°57'58" East along said North line, a distance of 154.87 feet; thence, South 06°02'02" East, a distance of 176.08 feet to a point of a curve concave to the South, said curve having a radius of 50.00 feet, a central angle of 73°55'17" and a chord bearing of North	0.40	LR 3	RS	1 Single Family	\$71,761	\$137.98

				82°34'55" West, said curve being the Northerly right of way line of Cindi lane, as shown on the aforesaid Plat of Ramblewood Two. Thence westerly along the arc of said curve, a distance of 64.51 feet to the end of said curve; thence North 29°32'34" West, along a line radial to the previously described curve, a distance of 193.37 feet to the Point of Beginning.						
3	6556 Chickasaw Road	Larry J. Baker 6556 Chickasaw Road Lake Worth, FL 33467-2042	00-42-43-27-05-022-0432	<p>A parcel of land being a portion of Tract 43, Block 22, Palm Beach Farms Co., Plat No. 3, as recorded in Plat Book 2, Pages 45 to 54, inclusive public records, Palm Beach County, Florida; said parcel being specifically described as follows:</p> <p>From a permanent reference monument located at the Northwest corner of Lot 12, Plat of Ramblewood Two, as recorded in Plat Book 35, Pages 78 and 79, Public Records, Palm Beach County, bear North, along the West line of said Tract 43, a distance of 211.80 feet to a point on the North line of the South 607.8 feet of said Tract 43; Thence, North 89°57'58" East, along the North line of the South 607.8 feet of said Tract 43, a distance of 184.87 feet to the Point of Beginning. Thence continue North 89 degrees 57°58' East, along said North line, a distance of 115.28 feet to a point on the Westerly right of way line of a 30 foot road right of way (Wry Road), as shown on aforesaid Plat of Ramblewood Two:</p> <p>Thence South 00 degrees 00' 07" West, along said westerly right of way line, a distance of 156.82 feet;</p> <p>Thence South 44 degrees 59'02" West, a distance of 35.34 feet to a point on the Northerly right of Way line of Cindi Lane, as shown on the aforesaid Plat of Ramblewood Two:</p> <p>Thence, South 89 degrees 57'58" West, along the Northerly right of way line, a distance of 76.19 feet, to the Point of curvature, of a curve to the right; said curve having a radius of 20.00 feet a central angle of 44 degrees 24'55" and a chord bearing of North 67, degrees 49'35" West; Thence, Northwesterly, along the arc of said curve and said right of way line, a distance of 15.50 feet to the end of said curve; Thence North 00 degrees 02'02" West, a distance of 176.09 feet to the Point of Beginning.</p>	0.48	LR 3	RS	1 Single Family	\$114,359	\$219.89
				Total Acreage	1.25					

Enclave 7 Woodlake Boulevard / Dodd Road	
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Map #	Site Address	Owner Name and Address	Parcel Control Number	Legal Description	Acres	Exist. FLU	Exist. Zoning	Existing Use	Taxable Value	Tax Difference
1	6170 Dodd Road	Christopher & Ellen Cooper 6170 Dodd Road Lake Worth, FL 33463	00-42-44-22-00-000-5150	The West 168.5 feet of the East 1/2 of the Northwest 1/4 of the Southeast 1/4 of the Southeast 1/4 of Section 22, Township 44 South, Range 42 East, Palm Beach County, Florida. LESS the North 25 feet and Less the East 10 feet of the North 575.98 feet thereof. Together with an easement for ingress and egress over and upon the East 20 feet of the North 575.98 feet of the West 178.5 feet of the East 1/2 of the Northwest 1/4 of the Southeast 1/4 of the Southeast 1/4 of Section 22, Township 44 South, Range 42 East. Palm Beach County, Florida.	2.40	MR 5	AR	2 Single Family	\$197,031	\$378.85
2	6228 Dodd Road	Earnest & Mary Fancher E. Lyker Rd RR 1 Box 202 Sprakers, NY 12166	00-42-44-22-00-000-5160	The East one-half (E1/2) of the East one-half (E1/2) of the Northwest One-quarter (NW1/4) of the Southeast one-quarter (SE1/4) of the Southeast one-quarter (SE1/4) of Section 22, Township 44 South, Range 42 East, Less the North 25 feet for Road Right-of-Way, Palm Beach County, Florida.	2.40	MR 5	AR	1 Single Family	\$431,071	\$828.86
				Total Acreage	4.80					

Enclave 8 Plaza Enclave (Behind La-Z-Boy)										
Map #	Site Address	Owner Name and Address	Parcel Control Number	Legal Description	Acres	Exist. FLU	Exist. Zoning	Existing Use	Taxable Value	Tax Difference
1		Richard & Karen Vroman 6296 Lake Worth Rd Lake Worth, FL 33463-3004	00-42-44-27-00-000-1390	The North 32.54 feet of the East 168.81 feet of the South 258.06 feet of the East one-half (E1/2) of the Northeast quarter (NW 1/4) of the Northwest quarter (NW 1/4) of Section 27, Township 44 South, Range 42 East, Palm Beach County, Florida.	0.13	LR 1	RS	Vacant	\$3,398	\$6.53
2	6296 Lake Worth Road	Richard & Karen Vroman 6296 Lake Worth Rd Lake Worth, FL 33463-3004	00-42-44-27-00-000-1320	Commencing at the Southeast corner of the East half of the Northeast quarter of the Northwest quarter of the Northeast quarter (E 1/2, NE 1/4, NW 1/4, NE 1/4) of Section 27 Township 44 South, Range 42 East; Palm Beach County, Florida; thence North along the East line of said East half of the Northeast quarter of the Northwest quarter of the Northeast quarter (E 1/2, NE 1/4, NE 1/4), 112.73 feet to the point of beginning; thence East 168.77 feet, thence South 112.73 feet to the Point of Beginning.	0.44	LR 1	RS	1 Single Family	\$257,487	\$495.10
				Total Acreage:	0.57					

Enclave 8 Plaza Enclave (Behind La-Z-Boy)										
Map #	Site Address	Owner Name and Address	Parcel Control Number	Legal Description	Acres	Exist. FLU	Exist. Zoning	Existing Use	Taxable Value	Tax Difference
1		Richard & Karen Vroman 6296 Lake Worth Rd Lake Worth, FL 33463-3004	00-42-44-27-00-000-1390	The North 32.54 feet of the East 168.81 feet of the South 258.06 feet of the East one-half (E1/2) of the Northeast quarter (NW 1/4) of the Northwest quarter (NW 1/4) of Section 27, Township 44 South, Range 42 East, Palm Beach County, Florida.	0.13	LR 1	RS	Vacant	\$3,398	\$6.53
2	6296 Lake Worth Road	Richard & Karen Vroman 6296 Lake Worth Rd Lake Worth, FL 33463-3004	00-42-44-27-00-000-1320	Commencing at the Southeast corner of the East half of the Northeast quarter of the Northwest quarter of the Northeast quarter (E 1/2, NE 1/4, NW 1/4, NE 1/4) of Section 27 Township 44 South, Range 42 East; Palm Beach County, Florida; thence North along the East line of said East half of the Northeast quarter of the Northwest quarter of the Northeast quarter (E 1/2, NE 1/4, NE 1/4), 112.73 feet to the point of beginning; thence East 168.77 feet, thence South 112.73 feet to the Point of Beginning.	0.44	LR 1	RS	1 Single Family	\$257,487	\$495.10
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Enclave 9 Fleming Avenue (south of 1st Street)

Map #	Site Address	Owner Name and Address	Parcel Control Number	Legal Description	Acres	Exist. FLU	Exist. Zoning	Existing Use	Taxable Value	Tax Difference
1	145 Fleming Avenue	Robert & Jackie Barbour 145 Fleming Avenue Greenacres, Fl 33463-3307	00-42-44-23-00-000-5030	Parcel 1: All of Block 49 (less the North 50 feet), Greenacres Plat No. 2, according to the Plat thereof on file in the office of the Clerk of the Circuit court in and for Palm Beach County, Florida, in Plat Book 13, pages 3 and 4. Parcel 2: Beginning at a permanent reference monument, said monument lying on the North line of the South half of the Southwest quarter of the Southeast quarter of Section 23, Twp. 44S, Rge. 42E, and 170.9 feet, easterly of the West line of the South half of the Southwest quarter of the Southeast quarter of Section 23, Twp. 44S, Rge. 42E, said monument also being described as the Southeast corner of Block 49, Greenacres Plat No. 2, as recorded in the office of the Clerk of the Circuit Court, Palm Beach County, Florida, in Plat Book 13, page 3; thence run easterly along the North line of the South half of the Southwest quarter of the Southeast quarter of Section 23, Twp. 44S, Rge. 42E, a distance of 25 feet to the POINT OF BEGINNING; thence run southerly along a line, said line being parallel to a southerly continuation of the West right-of-way line of Jennings Avenue, as shown in plat of Greenacres, Plat No. 2, recorded as aforesaid, a distance of 25 feet to a point; thence run westerly parallel to the North line of the North half of the South half of the Southwest quarter of the Southeast quarter of Section 23, Twp. 44S, Rge. 42E, a distance of 195.92 feet, more or less, said point lying on the West boundary line of the North half of the South half of the Southwest quarter of the Southeast quarter of Section 23, Twp. 44S, Reg. 42E; thence run northerly along the West line of the North half of the South half of the Southwest quarter of the Southeast quarter of Section 23, Twp. 44S, Rge. 42E, a distance of 25 feet to a point, said point being the Northwest corner of the North half of the South half of the Southwest quarter of the Southeast quarter of Section 23, Twp. 44S, Rge. 42E; thence run easterly along the North line of the North half of the South half of the Southwest quarter of the Southwest quarter of Section 23, Twp. 44S, Rge. 42E to the point of beginning. Saving and reserving, however, a road right-of-way across the East 25 feet of the above described parcel, with this conveyance being subject to said road right-of-way.	0.09	LR 3	AR	Vacant	\$1,783	\$3.43
2	139 Jennings Avenue	Charles A. Plate 139 Jennings Avenue Lake Worth, FL 33463-3319	00-42-44-23-00-000-5040	Beginning at a permanent reference monument, said monument lying on the North line of the South 1/2 of the Southwest 1/4 of the Southeast 1/4 of Section 23, Township 44 Sotuh, Range 42 East, Palm Beach County, Florida and 170.92 feet easterly of the West line of the South 1/2 of the Southwest 1/4 of the Southeast 1/4 of Section 23, Township 44 South, Range 42 East, said monument also being described at the Southeast corner of Block 49, Greenacres Plat #2, as recorded in the Office of the Clerk of the Circuit Court, Palm Beach County, Florida in Plat Book 13, Page 3; thence run Easterly along the North line of the South 1/2 of the Southwest 1/4 of the Southeast 1/4 of Section 23, Township 44 South, Range 42 East, a distance of 200.04 feet to the Point of Beginning of the following described parcel, said Point of Beginning also being described as the Southwest corner of the East 1/2 of	0.33	LR 3	AR	1 Single Family	\$119,342	\$229.47

				Block 48, Greenacres Plat #2, thence continuing Easterly along the aforescribed line, a distance of 145.03 feet to a point; thence run Southerly along a line a distance of 100.0 feet to a point, said line being parallel to the continuation of the West right-of-way line of Jennings Avenue, as recorded in the Plat of Greenacres Plat #2, thence run Westerly parallel to the North line of this described parcel a distance of 145.03 feet to a point; thence run Northerly parallel to the East line of this described parcel, a distance of 100 feet to the Point of Beginning.						
3	140 Fleming Avenue	Samuel & Lidia Lopez 140 Fleming Avenue Lake Worth, FL 33463- 3308	00-42-44-23-00- 000-5050	<p>Parcel 1: Beginning at a permanent reference monument said monument lying on the North line of the South 1/2 of the Southwest 1/4 of the Southeast 1/4 of Section 23, Township 44 South, Range 42 East and 170.92 feet Easterly of the West line of the South 1/2 of the Southwest 1/4 of the Southeast 1/4 of Section 23, Township 44 South, Range 42 East, said monument also being described as the Southeast corner of Block 49, Greenacres Plat No. 2 as recorded in the Office of the Clerk of the Circuit Court, Palm Beach County, Florida in Plat Book 13, page 3, thence run Easterly along the North line of the South 1/2 of the Southwest 1/4 of the Southeast 1/4 of Section 23, Township 44 South, Range 42 East, a distance of 25 feet to the point of beginning of the following described parcel, thence continuing Easterly along the aforescribed line a distance of 175.04 feet to a point said point also being described as the Southwest corner of the East 1/2 of Block 48, Greenacres Plat #2, as recorded in the Office of the Clerk of the Circuit court, Palm Beach County, Florida in Plat Book 13, Page 3; thence run Southerly along a line a distance of 100 feet to a point, said line being parallel to the continuation of the West right of way line of Jennings Ave. as shown in Plat of Greenacres Plat #2, recorded as aforesaid, thence run Westerly parallel to the North line of this described parcel a distance of 175.04 feet to a point, thence Northerly parallel to the East line of this described parcel a distance of 100 feet to the point of beginning. Saving and reserving, however a road right of way across the west 25 feet of the above described parcel, with this conveyance being subject to said road right of way.</p> <p>Parcel 2: Beginning at a permanent reference monument said monument lying on the North line of the South 1/2 of the Southwest 1/4 of the Southeast 1/4 of Section 23, Township 44 South, Range 42 East and 170.92 feet Easterly of the West line of the South 1/2 of the Southwest 1/4 of the Southeast 1/4 of Section 23, Township 44 South, Range 42 East, said monument also being described as the Southeast corner of Block 49, Greenacres Plat No. 2 as recorded in the Office of the Clerk of the Circuit Court, Palm Beach County, Florida in Plat Book 13, page 3, thence run Easterly along the North line of the South 1/2 of the Southwest 1/4 of the Southeast 1/4 Section 23, Township 44 South, Range 42 East, a distance of 25 feet to a point, thence run Southerly along a line of said line being parallel to the Southerly continuation of the West right of way line of Jennings</p>	0.80	LR 3	AR	1 Single Family	\$189,280	\$363.95

				Avenue, as shown in Plat of Greenacres Plat #2, recorded as aforesaid, a distance of 100 feet to the Point of Beginning of the following described parcel; thence run Easterly along a line said line being parallel to the North boundary line of the South 1/2 of the Southwest 1/4 of the Southeast 1/4 of Section 23, Township 44, South, Range 42, East, a distance of 175.04 feet to a point, thence run Southerly along a line said line being parallel to the Southerly continuation of the West right of way line of Jennings Avenue as shown in Plat of Greenacres Plat #2 recorded as aforesaid, a distance of 37 feet more or less to a point said point being 200 feet North of the South boundary line of the North 1/2 of the South 1/2 of the Southwest 1/4 of the Southeast 1/4 of Section 23, Township 44 South, Range 42 East, thence run Westerly along a line said line being parallel to the South boundary line of the North 1/2 of the South 1/2 of the Southwest 1/4 of the Southeast 1/4 of Section 23, Township 44 South Range 42 East a distance of 175.04 feet to a point, thence run Northerly along a line said line being parallel to the East line of this described parcel a distance of 37 feet more or less to the point of beginning, saving and reserving, however, a road right of way across the West 25 feet of the above described parcel, with this conveyance being subject to said road right of way.						
4	129 Fleming Avenue	Joseph & Margaret Wagner 129 Fleming Avenue Lake Worth, FL 33463-3307	00-42-44-23-00-000-5010	The West 370.96 feet of the North half of the Southwest quarter of the Southwest quarter of the Southeast quarter of Section 23, Township 44 South, Range 42 East, Palm Beach County, Florida LESS the North 25 feet of the West 195.92 feet and LESS the North 137 feet of the East 175.04 feet thereof.	1.73	LR 3	AR	1 Single Family	\$159,414	\$306.52
5	5475 lake Worth Road	Sai Akshar Inc. 1491 Cape Sable Drive Melbourne, Florida 32940-1485	00-42-44-23-00-000-5000	The west 285 feet, as measured along the South line of the South half (S 1/2) of the Southwest Quarter (SW 1/4) of the Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4) of Section 23, Township 44 South, Range 42 East, Palm Beach County, Florida, LESS the West 40 feet thereof for canal right-of-way, and LESS all that portion of land for road right-of-way line of Lake Worth Road as shown on Right of Way Map of Lake Worth as recorded in Road Book 5, Pages 125 to 138, inclusive and the certain Order of Taking as recorded in Office Records Book 2584, Page 781, Public Records of Palm Beach County, Florida.	1.28	CH/3	CG/SE	Motel (23 rooms)	\$1,500,000	\$2,884.20
6	Jennings Avenue	Joseph Wagner 129 Fleming Avenue Lake Worth, FL 33463-3307	00-42-44-23-00-000-5012	23-44-42 S 137.78 FT of W 145.03 FT of E 290.03 FT OF N 1/2 OF SW 1/4 OF SW 1/4 OF SE 1/4	0.46	LR 3	AR	Vacant	\$124,347	\$239.09

7	120 Jennings Avenue	Paul & Lorrie Steffens 120 Jennings Avenue Lake Worth, FL 33463- 3320	00-42-44-23-00- 000-5011	Beginning at a permanent reference monument, said monument lying on the North line of the South half (S 1/2) of the Southwest one-quarter (SW 1/4) of the Southeast one-quarter (SE 1/4) of Section 23, Township 44 South, Range 42 East, and 170.92 feet Easterly of the West line of the South half (S 1/2) of the Southwest one-quarter (SW 1/4) of the Southeast one-quarter (SE 1/4) of Section 23, Township 44, Range 42 East, said monument also being described as the Southeast corner of Block 49, Greenacres Plat #2 as recorded in the Office of the Clerk of the Circuit Court, Palm Beach County, Florida, in Plat Book 13, Page 3, thence run Easterly along the North line of the South half (S 1/2) of the Southwest one-quarter (SW 1/4) of the Southeast one-quarter (SE 1/4) of Section 23, Township 44 South, Range 42 East, a distance of 330.07 feet to a point, said point also being described as the Southeast corner of Block 48, Greenacres Plat #2; then run Southerly along a line, said line being the continuation of the West Right-of-Way line of Jennings Avenue as shown on the Plat of Greenacres Plat #2, to the intersection of the South line of the North half (N 1/2) of the South Half (S 1/2) of the Southwest one-quarter (SW 1/4) of the Southeast one-quarter (SE 1/4) of Section 23, Township 44 South, Range 42 East; thence run Easterly along the aforescribed South line a distance of 15 feet, to the point of beginning of the following described parcel: Thence run Northerly parallel to said Southerly continuation of the West right-of-way line of Jennings Avenue, as hereinabove set out, 137 feet more or less, to a point with is 200 feet Southerly from the said North line of the South one-half of the Southwest one-quarter of Southeast one quarter of Section 23, Township 44 South, Range 42 East, when measured on a line parallel to said Southerly continuation of the said West right-of-way line of Jennings Avenue, thence run Easterly parallel to the North line of the South one-half of the Southwest one-quarter of the Southeast one-quarter of Section 23, Township 44 South, Range 42 East, a distance of 145 feet to a point; thence run Southerly parallel to West line of this described parcel to the point which intersects with the South line of the North half of the South half of the Southwest one-quarter of the Southeast one-quarter of Section 23, Township 44 South, Range 42 East; thence run Westerly along said South line a distance of 145 feet to the point of beginning.	0.45	LR 3	AR	1 Single Family	\$44,911	\$86.35
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Total Acreage

5.14

**Enclave 10 Martin Avenue
(south of 1st Street)**

Map #	Site Address	Owner Name and Address	Parcel Control Number	Legal Description	Acres	Exist. FLU	Exist. Zoning	Existing Use	Taxable Value	Tax Difference
1	Perry Ave.	Evangelical Power Ministry Inc. 2159 Portland Avenue Wellington, FL 33414-8008	00-42-44-23-00-000-5110	<p>Parcel 1: From a point beginning 270 feet due West of the Southeast corner of the North half (N 1/2) of the South half (S 1/2) of the Southwest quarter (SW 1/4) of the Southeast quarter (SE 1/4) of Section 23, Township 44 South, Range 42 East, Palm Beach County, Florida; thence running in a northerly direction 135.80 feet; thence running in a Westerly direction 270 feet; thence running in a Southerly direction 135.80 feet; thence running in an Easterly direction 270 feet back to the Point of Beginning. This property to be 135.80 feet on the Eastern and Western sides and 270 feet on the Northern and Southern sides.</p> <p>Parcel 2: A certain parcel of land located in the North one-half (N 1/2) of the South one-half (S 1/2) of the Southwest quarter (SW 1/4) of the Southeast quarter (SE 1/4) of Section 23, Township 44 South, Range 42 East, Palm Beach County, Florida, more particularly described as follows: Beginning at the Northwest corner of the North one-half (N 1/2) of the South half (S 1/2) of the Southwest quarter (SW 1/4) of the Southeast quarter (SE 1/4) of Section 23, Township 44 South, Range 42 East, run Easterly along the North boundary line of said South half (S 1/2) of the Southwest quarter (SW 1/4) of the Southeast quarter (SE 1/4) of Section 23, Township 44 South, Range 42 East, Palm Beach County, Florida, a distance of 660.99 feet to the POINT OF BEGINNING; thence run Southerly along a line parallel to the Southerly continuation of the West right-of-way line of Jennings Avenue as shown in the plat of Greenacres Plat No. 2, as recorded in the office of the Clerk of the Circuit Court of Palm Beach County, Florida in Plat Book 13, Page 3, to a point on the South boundary line of the North one-half (N 1/2) of the South one-half (S 1/2) of the Southwest quarter (SW 1/4) of the Southeast quarter (SE 1/4) of Section 23, Township 44 South, Range 42 East, Palm Beach County, Florida; thence run easterly along said South boundary line of the North half (N 1/2) of the South half (S 1/2) of the Southwest quarter (SW 1/4) of the Southeast quarter (SE 1/4) of Section 23, Township 44 South, Range 42 East, Palm Beach County, Florida, to a point 540 feet West of the Southeast</p>	0.93	LR 3	AR	Barn	\$124,347	\$239.09

			<p>corner of the North half (N 1/2) of the South half (S 1/2) of the Southwest quarter (SW 1/4) of the Southeast quarter (SE 1/4) of Section 23, Township 44 South, Range 42 East, Palm Beach County, Florida; thence run Northerly along a line parallel to the East boundary line of the North half (N 1/2) of the South half (S 1/2) of the Southwest quarter (SW 1/4) of the Southeast quarter (SE 1/4) of Section 23, Township 44 South, Range 42 East, Palm Beach County, Florida, a distance of 337 feet, more or less, to a point on the North boundary line of the North half (N 1/2) of the South half (S 1/2) of the Southwest quarter (SW 1/4) of the Southeast quarter (SE 1/4) of Section 23, Township 44 South, Range 42 East, Palm Beach County, Florida, thence run Westerly along the North boundary line of the North half (N 1/2) of the South half (S 1/2) of the Southwest quarter (SW 1/4) of the Southeast quarter (SE 1/4) of Section 23, Township 44 South, Range 42 East, Palm Beach County, Florida, a distance of 119.92 feet, more or less, to the POINT OF BEGINNING.</p> <p>Parcel 3: From a point beginning 360 feet due West of the Northeast corner of the North half (N 1/2) of the South half (S 1/2) of the Southwest quarter (SW 1/4) of the Southeast quarter (SE 1/4) of Section 23, Township 44 South, Range 42 East, Palm Beach County, Florida; thence running in a Southerly direction 200 feet; thence running in a Westerly direction 180 feet; thence running in a Northerly direction 200 feet; thence running in an Easterly direction 180 feet back to the Point of Beginning. LESS the following described property which had been heretofore conveyed to Alberta J. Borowski by Deed recorded in Official Record Book 875, Page 1198, of the Public Records of Palm Beach County, Florida, to-wit:</p> <p>From a Point of Beginning 360 feet due West of the Northeast corner of the North half (N 1/2) of the South (S 1/2) of the Southwest quarter (SW 1/4) of the Southeast quarter (SE 1/4) of Section 23, Township 44 South, Range 42 East, Palm Beach County, Florida; thence run in a Southerly direction, a distance of 50 feet; thence run in a Westerly direction a distance of 130 feet; thence run in a Northerly direction 50 feet; thence run in an Easterly direction 130 feet to the Point of Beginning.</p>						
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2	Perry Ave.	Evangelical Power Ministry Inc. 2159 Portland Avenue Wellington, FL 33414-8008	00-42-44-23-00-000-5081	see 00-42-44-23-00-000-5110 Description	0.68	LR 3	AR	Vacant	\$0	\$0.00
3	144 Perry Avenue	Marco & Maria Ruiz 144 Perry Avenue Lake Worth, FL 33463-3332	00-42-44-23-00-000-5082	The West 130 feet of the East 490 feet of the North 50 feet of the North half of the South half of the Southwest Quarter of the Southeast Quarter of Section 23, Township 44 South, Range 42 East, Palm Beach County, Florida.	0.15	LR 3	AR	1 Single Family	\$184,519	\$354.79
4	140 Perry Avenue	Evangelical Power Ministry Inc. 2159 Portland Avenue Wellington, FL 33414-8008	00-42-44-23-00-000-5120	see 00-42-44-23-00-000-5110 Description	0.53	LR 3	AR	1 Single Family	\$0	\$0.00
5	137 Martin Avenue	Jerry & Sheila Campbell 137 Martin Avenue Lake Worth, FL 33463-3325	00-42-44-23-00-000-5080	Beginning at a point a 180 feet due West of the Northeast corner of the North half of the South half of the Southwest quarter of the Southeast quarter of Section 23, Township 44 South, Range 42 East, Palm Beach County, Florida; thence run Southerly 200 feet; thence run West 180 feet; thence run North 200 feet; thence run East 180 feet to the Point of Beginning.	0.83	LR 3	AR	1 Single Family	\$58,789	\$113.04
6	Perry Ave.	Evangelical Power Ministry Inc. 2159 Portland Avenue Wellington, FL 33414-8008	00-42-44-23-00-000-5061	see 00-42-44-23-00-000-5110 Description	0.31	LR 3	AR	1 Single Family	\$183,537	\$352.90
7	130 Martin Avenue	John & Daria Wagner 15755 Lindbergh Ln Wellington, Florida 33414-8313	00-42-44-23-00-000-5060	From a point beginning at the Southeast corner of the North half of the South half of the Southwest quarter of the Southeast quarter of Section 23, Township 44 South, Range 42 East, Palm Beach County, Florida; thence running in a Northerly direction 135.80 feet; thence running in a Westerly direction 270 feet; thence running in a Southerly direction 135.80 feet; thence running in an Easterly direction 270 feet back to the point of beginning. This property to be 135.80 feet on the Eastern and Western sides and 270 feet on the Northern and Southern sides.	0.85	LR 3	AR	1 Single Family	\$335,157	\$644.44

8	136 Martin Avenue	John & Mary Wagner 136 Martin Avenue Lake Worth, FL 33463-3326	00-42-44-23-00-000-5021	The South half of the East 180 feet of the North 1/2 of the South 1/2 of the Southwest 1/4 of the Southeast 1/4 of Section 23, Township 44 South, Range 42 East, less the South 135.80 feet thereof in Palm Beach County, Florida. Together with an easement for ingress and egress over the West 30 feet of the North 1/2 of the East 180 feet of the North 1/2 of the East 180 feet of the North 1/2 of the South 1/2 of the Southwest 1/4 of the Southeast 1/4 of Section 23, Township 44 South, Range 42 East, less the South 135.80 feet thereof, in Palm Beach County, Florida.	0.42	LR 3	AR	1 Single Family	\$80,725	\$155.22
9	142 Martin Avenue	John & Daria Wagner 15755 Lindbergh Ln Wellington, Florida 33414-8313	00-42-44-23-00-000-5020	The North one-half of the following property. The East 180 feet of the Northone-half of the South one-half of the Southwest quarter of the Southeast quarter of Section 23, Township 44 South, Range 42 East, less the South 135.80 feet; said lands situate, lying and being in Palm Beach County, Florida	0.42	LR 3	AR	1 Single Family	\$223,290	\$429.34
				Total Acreage	5.12					

Enclave 11 Southview Avenue (aka Southview Road)										
Map #	Site Address	Owner Name and Address	Parcel Control Number	Legal Description	Acres	Exist. FLU	Exist. Zoning	Existin g Use	Taxable Value	Tax Difference
1	4135 Southview Avenue	Janet Baker 4135 Southview Avenue Lake Worth, FL 33463-4549	00-42-44-26-00-000-1030	The South 100 feet of the North 140 feet of the South 3/4 of the West 1/4 of the Southwest 1/4 of the Northeast 1/4 of the Northeast 1/4 of Section 26, Township 44 South, Range 42 East, Palm Beach County, Florida, LESS the West 25 Feet and LESS the East 30 feet thereof.	0.25	HR 8	AR	1 Single Family	\$17,068	\$32.82
2	4155 Southview Avenue	Michael & Nancy Cherrington 4144 Southview Avenue Lake Worth, FL 33463-4549	00-42-44-26-00-000-1040	<u>Parcel 1:</u> The South sixty (60) feet of the North 1/4 and the North forty (40) feet of the South 3/4 of the West 1/4 of the Southwest 1/4 of the Northeast 1/4 of the Northeast 1/4 of Section 26, Township 44 South, Range 42 East, Palm Beach County, Florida, LESS therefrom the West twenty-five (25) feet and the East thirty (30) feet. <u>Parcel 2:</u> The East thirty (30) feet of the South sixty (60) feet of the North 1/4 of the West 1/4 of the Southwest 1/4 of the Northeast 1/4 of the Northeast 1/4 and the East thirty (30) feet of the North forty (40) feet of the South 3/4 of the West 1/4 of the Southwest 1/4 of the Northeast 1/4 of the Northeast 1/4 of Section 26, Township 44 South, Range 42 East, Palm Beach County, Florida. Which may also be described as: The South sixty (60) feet of the North 1/4 and the North forty (40) feet of the South 1/2 of the North 1/2 of the West 1/4 of the Southwest 1/4 of the Northeast 1/4 of the Northeast 1/4 of Section 26, Township 44 South, Range 42 East, Palm Beach County, Florida, LESS therefrom the West twenty-five (25) feet thereof.	0.26	HR 8	AR	1 Mobile Home	\$546	\$1.05
3	4165 Southview Avenue	James Balducci 4165 Southview Avenue Lake Worth, FL 33463-4549	00-42-44-26-00-000-1310	The South 100 feet of the North 140 feet of the South 3/4 of the West 1/4 of the Southwest 1/4 of the Northeast 1/4 of the Northeast 1/4 of Section 26, Township 44 South, Range 42 East, Palm Beach County, Florida, LESS the West 25 Feet and LESS the East 30 feet thereof.	0.26	HR 8	AR	1 Single Family	\$146,645	\$281.97
4		Yvonne Bower RR1, Shelburne NS BOT 1W0 Canada	00-42-44-26-00-000-1320	East thirty (30) feet of South sixty (60) feet of North 1/4 of West 1/4 of Southwest 1/4 of the Northeast 1/4 of the Northeast 1/4 and the East thirty (30) feet of the North One hundred Forty (140) feet of South 3/4 of West 1/4 of Southwest 1/4 of Northeast 1/4 of Northeast 1/4 of Section 26, Township 44 South, Range 42 East, Palm Beach County, Florida.	0.14	HR 8	AR	Road	\$300	\$0.58

[illegible]

Enclave 12 Lake Worth Road (American Polish Club)											
Map #	Site Address	Owner Name and Address	Parcel Control Number	Legal Description	Acres	Exist. FLU	Exist. Zoning	Existing Use	Taxable Value	Tax Difference	
1	4725 Lake Worth Road	American Polish Club Inc. 4725 Lake Worth Rd. Lake Worth, FL 33463-3453	00-42-44-24-00-000-7530	24-44-42, W 1/2 of SW 1/4 of SE 1/4 of SW 1/4 (Less N 150 FT of S 450 FT of W 100 FT & S 47 FT SR 802 R/W	4.40	HR 8	SE	Private Club	\$0	\$0.00	
2	4741 Lake Worth Road	Mark A. Lamb 552 Santa Fe Rd. West Palm Beach, FL 33406-4467	00-42-44-24-00-000-7110	That part of the West half (W) of the Southwest quarter (SW 1/4) of the Southeast quarter (SE 1/4) of the Southwest quarter (SW 1/4) of Section 24, Township 44 South, Range 42 East, described as follows: Beginning at a point on the West line of the above described property 300 feet North of the Southwest corner of the above property; thence North along the West line a distance of 150 feet; thence East on a line parallel to the North property line a distance of 100 feet; thence South on a line parallel to the West line of the above described property a distance of 150 feet; thence West 100 feet to the point of beginning.	0.34	HR 8	AR	Roofing Business	\$124,224	\$238.86	
3	4736 Lake Worth Road	Lester D. Thomas 4736 Lake Worth Road Lake Worth, FL 33463-3453	00-42-44-25-03-000-0050	Clifton Park, Lot 5 (Less N. 20 ft. SR 802 R/W)	0.35	C/3	AR	1 Single Family	\$84,202	\$161.90	
				Total Acreage	5.09						

Enclave 13 Raulerson Drive

Map #	Site Address	Owner Name and Address	Parcel Control Number	Legal Description	Acres	Exist. FLU	Exist. Zoning	Existing Use	Taxable Value	Tax Difference
1	4051 Raulerson Rd	Anthony & Donna Salina, 4051 Raulerson Drive, Lake Worth, FL 33463-4649	00-42-44-25-03-000-0080	Lot 8, Clinton Park, according to the plat thereof on file in the Office of the Clerk of the Circuit Court in and for Palm Beach County, Florida, recorded in Plat Book 22, Page 12.	0.27	LR 3	RM	1 Single Family	\$148,384	\$285.31
2	4067 & 4069 Raulerson Dr.	Rosemarie Molina & Evelyn Vidal, 4067 Raulerson Dr. Lake Worth, FL 33463-4649	00-42-44-25-03-000-0090	Lot 9, Clinton Park, together with the Northerly 1/2 of that certain abandoned road lying Southerly and adjacent to the thereof, according to the plat on thereof on file in the office of the Clerk of the Circuit Court in and for Palm Beach County, Florida, recorded in Plat Book 22, Page 12.	0.34	LR 3	RM	1 Duplex	\$157,735	\$303.29
3	4095 & 4097 Raulerson Rd.	Scott Waller 10984 Stafford Cir S. Boyton Beach, FL 33436-4844	00-42-44-25-03-000-0220	Lot 22, Clinton Park, a subdivision in Palm Beach County, Florida according to the Plat thereof recorded in the Office of the Clerk of the Circuit Court in and for Palm Beach County, Florida, in Plat Book 22, Page 12. Together with the following described Parcel: The southerly 25 feet of Moody Drive, as abandoned by Resolution No. R-83-1325 of the Board of County Commissioners of Palm Beach County, Florida, as recorded in Official Record Book 4081, Page 1763, Public Records of Palm Beach County, Florida, more fully described as follows: The southerly 25 feet of Moody Drive adjacent to Lot 22, Clinton Park, as recorded in Plat Book 22, Page 12, Public Records of Palm Beach County, Florida, bounded on the west by the northerly extension of the westerly lot line of said Lot 22, bounded on the north by the centerline of Moody Drive, bounded on the East by the northerly extension of the easterly lot line of said Lot 22, and bounded on the south by the northerly lot line of said Lot 22.	0.34	LR 3	RM	1 Duplex	\$167,244	\$321.58
4	4115 & 4117 Raulerson Rd.	Beverly Zicheck 5570 S. Kenansville Rd. Yeehaw Junction, FL 34972-9148	00-42-44-25-03-000-0230	Lot 23, Clinton Park, according to the Plat thereof on file in the office of the Clerk of the Circuit Court in and for Palm Beach County, Florida, recorded in Plat Book 22, Page 12, said lands situate, lying and being in Palm Beach County, Florida.	0.27	LR 3	RM	1 Duplex	\$140,496	\$270.15
5	Raulerson Dr.	Firoz & Salisha Aziz 1302 WoodCrest Road South West Palm Beach, FL 33417-5764	00-42-44-25-03-000-0250	Lots 25 Clinton Park, according to the plat thereof on file in the office of the Clerk of the Circuit Court in and for Palm Beach County, Florida, as recorded in Plat Book 22, Page 12.	0.2528	LR 3	RM	Vacant	\$77,945	\$149.87
6	4116 & 4118 Raulerson Rd.	Annette Rothell 4118 Raulerson Rd. Lake Worth, FL 33463-4651	00-42-44-25-03-000-0240	Lot 24, Clinton Park, according to the plat thereof on file in the office of the Clerk of the Circuit Court in and for Palm Beach County, Florida, as recorded in Plat Book 22, Page 12; said lands situate, lying and being in Palm Beach County, Florida.	0.25	LR 3	RM	1 Duplex	\$57,245	\$110.07

7	4082 Raulerson Drive	Daniel & Tina Rizea 4083 Raulerson Drive Lake Worth, FL 33463-4650	00-42-44-25-03-000-0260	Lots 26 Clinton Park, according to the plat thereof as recorded in Plat Book 22, Page 12, of the Public Records of Palm Beach County, Florida.	0.25	LR 3	RM	1 Single Family	\$261,999	\$503.77	
				Total Acreage	1.97						

Enclave 14 Wellman Trail										
Map #	Site Address	Owner Name and Address	Parcel Control Number	Legal Description	Acres	Exist. FLU	Exist. Zoning	Existing Use	Taxable Value	Tax Difference
1	4655 #101, 102, 103, 104, 201, 202, 203 & 204 Wellman Trace 4665 #101, 102, 103, 104, 201, 202, 203 & 204 Wellman Trace 4967 #101, 102, 103, 104, 201, 202, 203 & 204 Wellman Trace	Anthony Grove Inc. 1010 10th Avenue N. Lake Worth, FL 33460-2167	00-42-44-25-25-001-0000	All of Wellman Plat, according to the map or plat thereof as recorded in Plat Book 35, Page 112, Public records of Palm Beach County, Florida. Together with a Roadway Easement for ingress and egress as recorded in Official Records Book 2917, Page 1366, Public Records of Palm Beach County, Florida.	2.62	HR 8	RM	24 Apartments	\$1,228,652	\$2,362.45
2	4615 Melaleuca Ln	Tai Tong Trading USA Inc. 7646 Colony Palm Drive Boynton Beach, FL 33436-1312	00-42-44-25-00-000-7030	The West 133 feet of the southwest quarter of the southeast quarter of the Northeast quarter of the Southwest quarter; LESS AND EXCEPT the Southerly 59.01 feet for Melaleuca Lane right-of-way, as recorded in Section 25, Township 44 South, Range 42 East, Palm Beach County, Florida.	0.84	HR 8	RM	1 Single Family	\$276,946	\$532.51
3	Wellman Trace	Joseph Rumore & Wm D. Ambrose 7030 Ventura CT Boynton Beach, FL 33436-1312	00-42-44-25-25-002-0000	Wellman plat private road easement	0.34	HR 8	RM	Road	\$0	\$0.00
Total Acreage					3.80					

Enclave 15 Laterza Parcel										
Map #	Site Address	Owner Name and Address	Parcel Control Number	Legal Description	Acres	Exist. FLU	Exist. Zoning	Existing Use	Taxable Value	Tax Difference
1	4899 Haverhill Rd	Collette Laterza & Christopher Laterza 4899 Haverhill Rd. Lake Worth, FL 33463-5229	00-42-44-26-00-000-5280	The North 264 feet of the East 330 feet of the SE 1/4 of the SE 1/4 of the SE 1/4 of Section 26 Township 44 South, Range 42 East, Palm Beach County, Florida, containing 2.0± Acres. Less the East 25 feet thereof for road R/W and reserving therefrom an easement for public utilities and road purposes over the South 20 feet thereof.	1.70	LR 2	RS	1 Single Family	\$132,732	\$255.22
Total Acreage					1.70					

Enclave 15 Laterza Parcel										
Map #	Site Address	Owner Name and Address	Parcel Control Number	Legal Description	Acres	Exist. FLU	Exist. Zoning	Existing Use	Taxable Value	Tax Difference
1	4899 Haverhill Rd	Collette Laterza & Christopher Laterza 4899 Haverhill Rd. Lake Worth, FL 33463-5229	00-42-44-26-00-000-5280	The North 264 feet of the East 330 feet of the SE 1/4 of the SE 1/4 of the SE 1/4 of Section 26 Township 44 South, Range 42 East, Palm Beach County, Florida, containing 2.0± Acres. Less the East 25 feet thereof for road R/W and reserving therefrom an easement for public utilities and road purposes over the South 20 feet thereof.	1.70	LR 2	RS	1 Single Family	\$132,732	\$255.22
Total Acreage					1.70					

Enclave 16 Canal 14 Road	
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Map #	Site Address	Owner Name and Address	Parcel Control Number	Legal Description	Acres	Exist. FLU	Exist. Zoning	Existing Use	Taxable Value	Tax Difference
1	4970 Canal 14 Rd	Charles K. & Linda B. Kirk 7 Mayfair Ln Boyton Beach, FL 33426-7717	00-42-44-36-08-006-0020	Beginning at a concrete monument on the west line of Tract 6, Section 36, Township 44 South, Range 42 East, Palm Beach County, Florida; which monument is 110 feet south of the northwest corner of Section 36 and marks the south R/W line of Lake Worth Drainage District Lateral Canal No. 14; thence easterly on said south R/W line 30 feet to the northwest corner of the parcel herein conveyed; thence continue easterly on the said south R/W line 206.94 feet to the northeast corner of the parcel herein conveyed; thence southerly 210.00 feet, parallel to the west line of Tract 6 to the southeast corner of the parcel herein conveyed; thence westerly parallel to said south R/W line 206.94 feet to the southwest corner of the parcel herein conveyed; thence northerly 210.00 feet, parallel to the west line of Tract 6 to the northwest corner of the parcel herein conveyed, containing one acre, also the right of ingress and egress over the 30 feet lying adjacent to the west and the 30 feet lying adjacent to the south of the above described parcel.	0.91	MR 5	AR	Vacant	\$236,740	\$455.20
2	5060 S. Haverhill Rd.	Phi Delta PO Box 5627 Lake Worth, FL 33466-5627	00-42-44-36-08-006-0010	The North 350 feet of Tract 6, of the NW 1/4 of Section 36, Township 44 South, Range 42 East, as recorded in Plat Book 3, page 10, Public Records of Palm Beach County, Florida. <u>LESS</u> the South 210 feet of the North 320 feet of the East 206.94 feet of the West 236.94 feet, and <u>LESS</u> the North 110 feet thereof, Subject to an easement for road over the easterly 15 feet thereof, and SUBJECT TO easements, restrictions, reservations of record.	2.50	MR 5	SE	Private Club (Fraternity Meeting House)	0	\$0.00
Total Acreage:					3.41					

Enclave 17
52nd Court (McAllister)

Map #	Site Address	Owner Name and Address	Parcel Control Number	Legal Description	Acres	Exist. FLU	Exist. Zoning	Existing Use	Taxable Value	Tax Difference
1	5208 Haverhill Rd.	Harold McAlister Trust 4900 52nd Ct Lake Worth, FL 33463-6002	00-42-44-36-08-007-0050	<p>A parcel of land lying and being in Palm Beach County, Florida, more particularly described as follows: The West 139.94 feet more or less of the North 165 feet of the South 1/2 of Tract 7 in the Northwest 1/4 of Section 36, Township 44 South, Range 42 East, as described, as recorded in Plat Book 3, Page 10, Public Records of Palm Beach County, Florida. Subject to an easement over the South 10 feet thereof.</p> <p>TOGETHER WITH road right of way over and across the 15 feet of the North 1/2 of Tract 7 across the East 15 feet of all of Tract 6, both tracts being in the Northwest 1/4 of Section 36, Township 44 South, Range 42 East, as in Deed recorded in Official Record Book 108, Page 437, Palm Beach County, Florida, Public Records.</p> <p>TOGETHER WITH an easement for road right of way purposes over and across the following: The South 10 feet of the East 528 feet of the North 165 feet of the South 1/2 of Tract 7; over the East 15 feet of the North 165 feet of the South 1/2 of Tract 7; and over the North 10 feet of the South 165 feet of the South 1/2 of Tract 7 in said Northwest 1/4 of Section 36.</p> <p>TOGETHER WITH an additional easement for road right of way purposes over and across the following: Beginning at the Northwest corner of the South 1/2 of Tract 7 in the Northwest 1/4 of Section 36; thence go South along the West line of said South 1/2 of Tract 7 a distance of 165 feet to the POINT OF BEGINNING; thence continue South 16.61 feet to the Northwest corner of tract deeded to Joseph J. Brusca and wife in Official Record Book 1355, Page 367; thence Easterly 667 feet more or less to the East line of the South 1/2 of Tract 7, thence Northerly along said East line 15.41 feet to the Southeast corner of tract deeded to William J. Haluska and wife in Official Record Book 776, page 238; thence Westerly 667 feet more or less to the POINT OF BEGINNING. Said</p>	0.36	MR 5	RS	1 Single Family	\$188,003	\$361.49

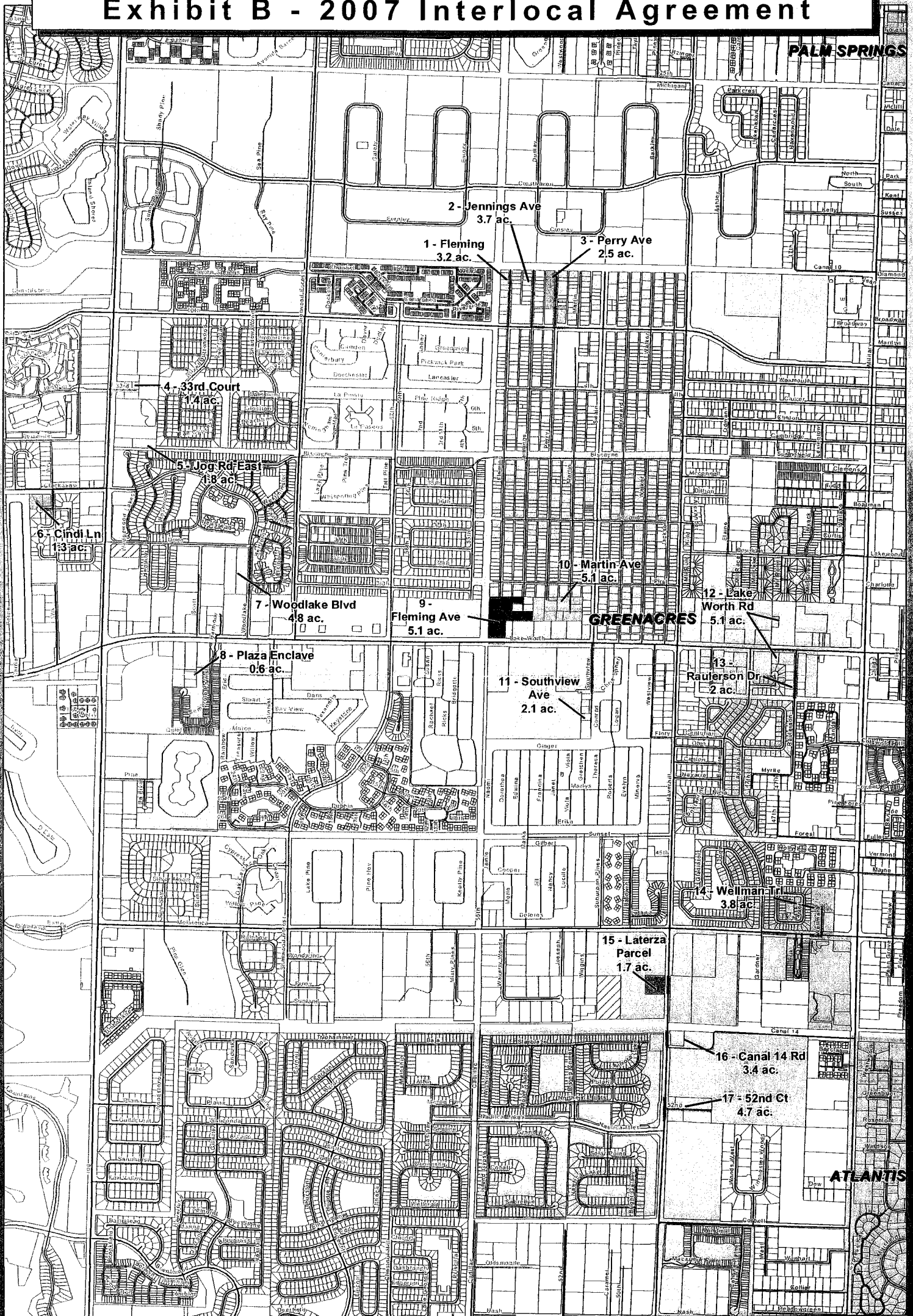
				easements intended to benefit all owners of lands in the South 1/2 of Tract 7 in the Northwest 1/4 Section 36, Township 44 South, Range 42 East, Palm Beach County, Florida.						
2	Canal 14 Rd.	Harold & Janice McAlister Trust 4900 52nd Ct Lake Worth, FL 33463-6002	00-42-44-36-08-007-0030	The East 528 feet of the north 165 feet of the south 1/2 of Tract 7, in the Northwest 1/4 of Section 36, Township 44 South, Range 42 East, according to the Plat recorded in Plat Book 3, page 10, as recorded in the Public records of Palm Beach County, Florida; said land situate, lying and being in Palm Beach County, Florida.	2.00	MR 5	RS	Paver Brick Storage & Parking for Contract or	\$6,000	\$11.54
3	Haverhill Rd.	Harold & Janice McAlister Trust 4900 52nd Ct Lake Worth, FL 33463-6002	00-42-44-36-08-007-0060	The South 16.25 of North 181.25 of the South 1/2 of Tract 7, in the Northwest 1/4 of Section 36, Township 44 South, Range 42 East, according to the Plat recorded in Plat Book 3, page 10, as recorded in the Public Records of Palm Beach County, Florida, said land situate, lying and being in Palm Beach County, Florida.	0.23	MR 5	RS	Road	\$69	\$0.13
4	Canal 14 Rd.	Harold & Janice McAlister Trust 4900 52nd Ct Lake Worth, FL 33463-6002	00-42-44-36-08-007-0040	A parcel of land located in the South Half (S 1/2) of Tract Seven (7), in the Northwest Quarter (NW 1/4) of Section 36, Township 44 South, Range 42 East, according to the Plat thereof recorded in Plat Book 3, Page 10, Palm Beach County Records, more particularly described as follows: Beginning at the Southwest corner of the South Half (S 1/2) of Tract 7, the point of beginning of the tract herein described; thence run Northerly a distance of 165 feet to a point; thence run easterly a distance of 264 feet to a point; thence run Southerly a distance of 165 feet to a point on the South line of the South Half (S 1/2) of Tract 7; thence run Westerly a distance of 264 feet to the Point of Beginning.	0.83	MR 5	RS	Lawn Maintenance & Nursery Business	\$217,059	\$417.36

5	4900 52nd Ct N	Harold & Janice McAlister Trust 4900 52nd Ct Lake Worth, FL 33463- 6002	00-42-44-36-08-007-0020	The East 403.94 feet of the South 165 feet of Tract 7, in the Northwest 1.4 of Section 36, Township 44 South, Range 42 East, according to the Plat thereof on file in the Office of the Clerk of the Circuit Court in and for Palm Beach County, Florida, in Plat Book 3, Page 10. Together with an undivided one-half interest in and to that certain easement for road right of way purposes more particularly described as follows: Beginning at the Northwest corner of the South 1/2 of said Tract 7, thence go South along the West line of said South 1/2 Tract 7 a distance of 165 feet to the Point of Beginning; thence continue South a distance of 16.61 feet to the Northwest corner of the tract of land deeded to Joseph J. Brusca and Constance E. Brusca, his wife, in Official Record Book 1355, Page 367, thence Easterly 667 feet, more or less, to the East line of said Tract 7; thence run Northerly along the East line of said Tract 7 a distance of 16.41 feet to the Southeast corner of the tract of land deeded to Willam J. Halus.	1.53	MR 5	RS	1 Single Family	\$97,320	\$187.13
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Total Acreage 4.95

City of Greenacres

Exhibit B - 2007 Interlocal Agreement



Date: 11/19/07
Contact: Patricia Behn
Filename: N:\Div\Proj\Annex\GAS\Study\GAEnc1\1x1707

Note: Map is not official, for presentations purposes only
Data Source: Right-of-Ways from PBC Engineering 2007

Enclaves

1	4	7	10	16
2	5	8	11	14
3	6	9	12	15

ROW Maintenance

- County Maintained
- State Maintained
- Other

WORKSHEET ROW Identified for Annexation

Municipalities

- Parcels
- PBC Owned Parcels
- Water

N



**Planning, Zoning
& Building**
2300 N Jog Rd
West Palm Beach, FL 33411
Phone (561) 233-5300



RESOLUTION NO. 2007-47

A RESOLUTION ADOPTED BY THE CITY COUNCIL OF THE CITY OF GREENACRES, FLORIDA, AUTHORIZING THE EXECUTION OF AN INTERLOCAL AGREEMENT BETWEEN THE CITY OF GREENACRES AND PALM BEACH COUNTY, PROVIDING FOR THE TRANSFER OF OWNERSHIP, OPERATION AND MAINTENANCE OF CERTAIN ROAD RIGHT-OF-WAY SEGMENTS; PROVIDING FOR COUNTY CONSENT FOR VOLUNTARY ANNEXATION OF THESE AND OTHER SPECIFIC ROAD RIGHT-OF-WAY SEGMENTS; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, Chapter 163.01, Florida Statutes, known as the "Florida Interlocal Cooperation Act of 1969" authorizes local governments to make the most efficient use of their powers by enabling them to cooperate with other localities on a basis of mutual advantage and thereby provide services and facilities that will harmonize geographic, economic, population, and other factors influencing the needs and development of local communities; and

WHEREAS, Part 1 of Chapter 163, Florida Statutes, permits public agencies as defined therein to enter into interlocal agreements with each other to jointly exercise any power, privilege, or authority which such agencies share in common and which each might exercise separately; and

WHEREAS, Section 335.0415(3), Florida Statutes, requires that the transfer of public roads between jurisdictions be by mutual agreement of the affected governmental entities; and

WHEREAS, Section 171.044, Florida Statutes, provides that the owner of real property in an unincorporated area of a county which is contiguous to a municipality and reasonably compact may petition the governing body of said municipality that said property be annexed to the municipality; and

WHEREAS, Palm Beach County and the City of Greenacres have determined that it will promote the efficient provision of government services and promote public safety and welfare for the City to take over ownership, operation, and maintenance of certain road right-of-way segments and for the City to annex these and other specific road right-of-way segments into the City of Greenacres, all as identified in the attached Interlocal Agreement.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF GREENACRES, FLORIDA, THAT:

Section 1. The City Council of the City of Greenacres hereby approves the Interlocal Agreement (incorporated and attached herein as Exhibit "1") with Palm Beach County for the transfer of certain road right-of-way segments and for consent by the County to voluntary annexation of these and other specific road right-of-way segments.

Section 2. The City Council of the City of Greenacres hereby authorizes the appropriate City officials to execute the Agreement on behalf of the City of Greenacres and to do all things necessary to effectuate the terms of the Agreement. The City Manager and City Attorney are hereby authorized to make any non-substantive changes to the Interlocal Agreement necessary to effectuate the terms authorized herein.

Section 3. Upon execution of the Interlocal Agreement, the City Clerk is hereby directed and authorized to transmit sufficient copies of same to the appropriate officials of Palm Beach County for the County's consideration and execution.

Section 4. This resolution shall be effective upon its adoption.

RESOLVED AND ADOPTED this 19th of November, 2007.

Voted



Samuel J. Ferreri
Mayor

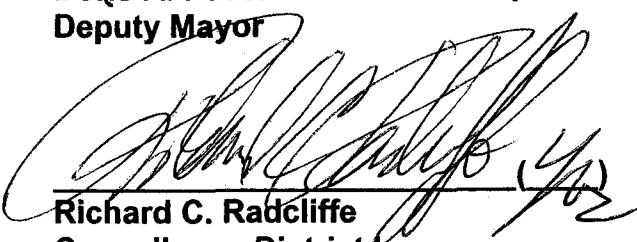


Doris A. Fouts
Deputy Mayor

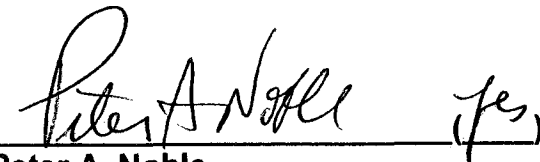
Attest:



Sondra K. Hill
City Clerk



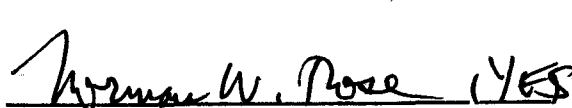
Richard C. Radcliffe
Councilman, District I



Peter A. Noble
Councilman, District II



Charles E. Shaw
Councilman, District III



Norman W. Rose
Councilman, District V

Approved as to Form and Legal Sufficiency



Pamela S. Terranova
City Attorney



City of Greenacres

5800 Melaleuca Lane • Greenacres • Florida • 33463-3515
Ph: 561-642-2006 • Fax: 561-642-2004 • Email: shill@ci.greenacres.fl.us

Samuel J. Ferreri
Mayor

Wadie Atallah
City Manager

Sondra K. Hill
City Clerk

OFFICE OF THE CITY CLERK CERTIFICATION

STATE OF FLORIDA

COUNTY OF PALM BEACH

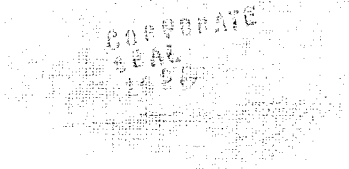
I, SONDRA K. HILL, THE UNDERSIGNED AUTHORITY, DO HEREBY CERTIFY THAT THE FOREGOING IS A TRUE, EXACT, AND CORRECT COPY OF EXECUTED ORDINANCE NO. 2007-47 THAT WAS ADOPTED UPON SECOND AND FINAL READING AND PUBLIC HEARING BY THE CITY COUNCIL AT THE MEETING OF NOVEMBER 19TH, 2007.

WITNESS BY MY HAND AND OFFICIAL CORPORATE SEAL, THIS 20TH DAY OF NOVEMBER, 2007.

CITY OF GREENACRES, FLORIDA

Sondra K. Hill
SONDRA K. HILL, MMC
CITY CLERK

SEAL



ATTACHMENT 4
Exhibit "1" – Interlocal Agreement (Rights-of-way)

EXHIBIT "1"

THIS INTERLOCAL AGREEMENT (Agreement) is made on this _____ day of _____, 2007 between the City of Greenacres, a municipal corporation located in Palm Beach County, Florida, hereinafter referred to as the "City" and Palm Beach County, a political subdivision of the State of Florida, hereinafter referred to as the "County", each entity constituting a "public agency" as defined in Section 163.01(3)(b), Florida Statutes (2006).

WHEREAS, Section 163.01, Florida Statutes, (2006), known as the "Florida Interlocal Cooperation Act of 1969," authorizes public agencies as defined herein to enter into interlocal agreements with each other to jointly exercise any power, privilege, or authority which such agencies share in common and which each might exercise separately; and

WHEREAS, Section 171.044 Florida Statutes, (2006), provides that the owner of real property in an unincorporated area of a county which is contiguous to a municipality and reasonably compact may petition the governing body of said municipality that said property be annexed to the municipality; and

WHEREAS, the right-of-way segments identified in Exhibits "A" and "B" attached hereto and made a part hereof, are dedicated to the Public or dedicated to the County, and

WHEREAS, Exhibit "C" identifies right-of-way segments that the City desires to annex that are not owned or maintained by the County; and

WHEREAS, the County and the City have determined that it is appropriate and will promote efficient provision of government services and promote public safety and welfare for the City to annex certain right-of-way segments identified in the Agreement; and

WHEREAS, the right-of-way segments identified for annexation in this Agreement are in the City's future annexation area; and

NOW, THEREFORE, in consideration of the mutual obligations and undertakings, the parties do hereby covenant and decree as follows:

Section 1. Purpose

The purpose of the Agreement is to provide county consent for the annexation of rights-of-way segments identified in Exhibits "A", "B", and "C", attached hereto and made a part hereof, and to transfer the operation and maintenance of right-of-way segments identified in Exhibit "A" from the County to the City.

Section 2. Definitions

The following definitions apply to this Agreement:

1. "Act" means Part 1 of Chapter 163, Florida Statutes (2006).
2. "Agreement" means this Interlocal Agreement, including any amendments or supplements hereto, executed and delivered in accordance with the terms hereof.

Section 3. Annexation of Rights-of-Way

Palm Beach County hereby consents to the annexation of the right-of-way segments identified in Exhibits "A", "B", and "C" into the corporate boundaries of the City of Greenacres. Subsequent to approval of this Agreement by both the City and the County, the City will adopt an ordinance to annex the right-of-way segments identified in Exhibits "A", "B", and "C". Upon the

effective date of the annexation ordinance, the City shall provide emergency services, traffic enforcement and law enforcement on those rights-of-ways.

Section 4. Transfer of Ownership and Maintenance Responsibility of Rights-of-Way Identified in Exhibit A

Approval of this interlocal agreement by both parties constitutes mutual agreement by the City and County pursuant to Section 335.0415, Florida Statutes (2006), to the transfer of ownership and the responsibility for operation and maintenance of the right-of-way segments identified in Exhibit "A" from the County to the City. Such transfer shall occur upon the effective date of the City's Voluntary Annexation ordinance annexing the affected rights-of-way.

Section 5. Effective Date

This Agreement shall take effect upon execution by the parties (the City and the County).

Section 6. Filing

Upon execution by both parties, a certified copy of this Agreement shall be filed with the Clerk of Circuit Court in and for Palm Beach County.

Section 7. Severability


In the event any section, paragraph, sentence, clause, or provision hereof is held by a court of competent jurisdiction to be invalid, such shall not affect the remaining portions of this Agreement, and the same shall remain in full force and effect.

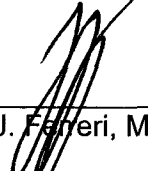
Section 8. Entire Agreement and Counterparts

This Agreement represents the entire understanding between the parties, concerning the subject, and supersedes all other negotiations, representation, or agreements, written or oral, relating to this Agreement. This Agreement may be executed in two or more counterparts, each of which shall be deemed an original, but all of which shall constitute one and the same instrument.

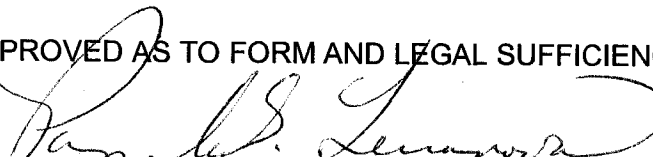
ATTEST:

CITY OF GREENACRES, FLORIDA

By: 
Sondra K. Hill, City Clerk

By: 
Samuel J. Ferreri, Mayor

APPROVED AS TO FORM AND LEGAL SUFFICIENCY

By: 
Pamela S. Terranova, City Attorney

ATTEST:

PALM BEACH COUNTY, FLORIDA
By Its Board of County Commissioners

By: _____
Deputy Clerk

By: _____
~~Addie L. Green, Chairperson~~

APPROVED AS TO FORM AND LEGAL SUFFICIENCY

ADDIE L. GREENE
CHAIRPERSON

By: 
Robert Banks, Assistant County Attorney

G:\WPDATA\LANDUSE\RBANKS\ANNEXATION\EXHIBIT 2 - ROW AGREEMENT GREENACRES.DOC

Exhibit A
Right-of-Way Segments Operated & Maintained by the County
For which ownership, operation & maintenance will be transferred to the City

Right-of-way	Segment
Fleming Avenue	Entire right-of-way North of 10 th Avenue North (Enclave #1)
Jennings Avenue	Entire right-of-way North of 10 th Avenue North (Enclave #2)

Exhibit B
Right-of-Way Segments Operated & Maintained by the County
For which operation & maintenance will NOT be transferred to the City

Right-of-way	Segment
South Jog Road	Segment west of 33rd Court (Adjacent to 33rd Court Enclave #4)
South Jog Road	Segment north of Chickasaw Rd (Adjacent to Jog Rd East Enclave #5)
Melaleuca Lane	Segment west of Military Trail (Adjacent to Wellman Trl Enclave #14)
Haverhill Road	Segment south of Melaleuca Lane (Adjacent to Laterza Parcel Enclave #15)
Haverhill Road	Segment south of Canal 14 (Adjacent to Canal 14 Road Enclave #16)
Haverhill Road	Segment north of Corbett Rd (Adjacent to 52nd Court Enclave #17)
Raulerson Drive	South of Lake Worth Road, north of L-12 Canal (Adjacent to Enclave #13)
Southview Road	From Lake Worth Road southwards 650 feet (North of Enclave #11)

Exhibit C
Right-of-way Segments Not Maintained by the County

Right-of-way	Segment
Perry Avenue	Entire right-of-way North of 10 th Avenue North (Enclave #3) – City
33rd Court S	Entire right-of-way (Enclave #4) – Private
Cindi Lane	From Wry Road west to terminus (Enclave #6) – City
Wry Road	From Chickasaw Rd south to Harwich Ct (Enclave #6) – City
Woodlake Blvd	Entire right-of-way (Enclave #7)– City