

**INTERLOCAL AGREEMENT BETWEEN
PASCO COUNTY, FLORIDA, AND THE CITY OF NEW PORT RICHEY, FLORIDA
FOR THE ANNEXATION OF AN ENCLAVE AND THE TRANSFER OF
PUBLIC ROADS JURISDICTION**

THIS INTERLOCAL AGREEMENT is made and entered into by Pasco County, a political subdivision of the State of Florida (the "County") and the City of New Port Richey, Florida, a municipal corporation existing under the laws of the State of Florida, (the "City").

WHEREAS, City has identified unincorporated developed and improved real properties that are enclosed within and bounded on all sides by the City which constitutes an enclave as defined by Section 171.031(13) of the Florida Municipal Annexation or Contraction Act (Part I of Chapter 171 Florida Statutes), hereinafter referred to as the "Enclave; and

WHEREAS, Leisure Lane and Van Doren Avenue are located completely within the Enclave but pursuant to Section 335.0415, Florida Statutes, are the County's responsibility for operation and maintenance; and

WHEREAS, the Enclave is legally described in Exhibit "A" attached hereto and shown in the survey map attached hereto as Exhibit "B"; and

WHEREAS, the annexation of the Enclave into the City will help to eliminate confusion over the extent of the City's boundaries, improve the delivery of governmental services to the subject properties, and provide the affected property owners the opportunity to avail themselves of the City's services; and

WHEREAS, this Agreement is adopted pursuant to Section 163.01, Florida Statutes (the "Florida Interlocal Cooperation Act of 1969"); and

WHEREAS, this Agreement is entered into in accordance with the purpose, intent, provisions, and requirements of Chapter 171 (the Florida Municipal Annexation or Contraction Act) and Section 335.0415, Florida Statutes; and

WHEREAS, this Agreement is in the public interest, safety and welfare of the residents and citizens of the County and the City.

NOW THEREFORE, in consideration of these premises and for good and valuable consideration, the receipt of which is hereby acknowledged by all parties, the parties hereby agree, stipulate and covenant as follows:

1. The foregoing Whereas clauses are incorporated herein.
2. As of the Effective Date, the jurisdiction of Leisure Lane and Van Doren Avenue shall be transferred from the County to the City.
3. As of the Effective Date, the Enclave is hereby annexed into the City and the municipal boundaries of the City shall be amended to incorporate the same.
4. The survey map attached hereto as Exhibit "B" is provided for illustrative purposes, only, and the legal descriptions shown in Exhibit "A" shall be controlling as to the properties annexed by this Agreement.
5. The Enclave is contiguous to the City's boundaries, reasonably compact, developed for urban purposes, under 110 acres, and not within the boundaries of another municipality.
6. The City has prepared a plan for the extension of municipal services to the Enclave as of the Effective Date.
7. The County Comprehensive Land Use Plan and Land Development Code shall control and govern the Enclave until such time as City has adopted Comprehensive Plan and Land Development Code amendments that include and govern the Enclave.

8. The Enclave shall be subject to the taxes, debts and ad valorem taxation of the City upon the Effective Date.

9. Upon the Effective Date, the Enclave shall be subject to all laws, ordinances and regulations in the City and shall be entitled to the same privileges and benefits as other parts of the City.

10. Upon the Effective Date, the Enclave shall be required to contract with one of City's approved solid waste haulers to provide for solid waste collection at said property.

11. The County acknowledges that the City's Community Redevelopment Area (hereinafter "CRA") boundaries encompass the entire corporate boundaries of the City, and that the City intends to amend its Community Redevelopment Plan (hereinafter "CRP") to expand the CRA boundaries to add the Enclave. The County does not have competing policy goals and plans for the public funds the County would be required to deposit to the City's community redevelopment trust fund under the proposed modification to the CRP to include the Enclave within the CRA.

12. The change in the City boundaries shall be provided in a revised ordinance under Section 10.06 of the City Charter pertaining to City corporate boundaries and shall be filed as a revision to the City Charter with the Department of State within thirty days of the approval of the ordinance amending the City corporate boundaries and the execution of this Agreement by both parties, and a copy of such revision shall be submitted to the Office of Economic and Demographic Research along with a statement specifying the population census effect and the affected land area.

13. The City agrees to rezone all parcels within the Enclave to a zoning district that prohibits mobile homes.

14. None of the Enclave is located within an independent special district.

15. All notices and clarifications required under this Agreement shall be directed to the following officials:

For Pasco County: County Administrator
8731 Citizens Dr., Suite 350
New Port Richey, Florida 34654

For the City of City Manager
New Port Richey: City of New Port Richey
5519 Main Street
New Port Richey, Florida 34652

16. This Agreement shall be governed by the laws of the State of Florida. All legal actions to enforce this Agreement shall be held in Pasco County. No remedy conferred in this Agreement is intended to be exclusive of any other remedy, at law or in equity or by statute or otherwise. No exercise by any party of any right, power, or remedy hereunder shall preclude any other or further exercise thereof.

17. If any item or provision of this Agreement, or the application thereof to any person or circumstances shall, to any extent, be held invalid or unenforceable by any court of competent jurisdiction, such item or provision shall be deemed a separate, distinct and independent item or provision and such holding shall not effect the remainder of this Agreement, or the further application of such terms or provision, and every other term and provision of this Agreement shall be deemed valid and enforceable to the extent permitted by law.

18. This Agreement shall become effective upon filing with the Clerk of the Circuit Court for Pasco County pursuant to Section 163.01(11), Florida Statutes. This Agreement may be executed in several counterparts, each of which shall constitute an original and all of which together shall constitute one and the same instrument. Any party hereto may execute this Agreement by signing any one counterpart. The effective date

of the annexation provided under this Agreement shall be the first day of October, 2024 (the "Effective Date").

IN WITNESS WHEREOF, the County and the City have caused this Agreement to be duly executed on behalf of each, on the respective dates set forth below.

SIGNATURES APPEAR ON THE FOLLOWING PAGE

(SEAL)

ATTEST:

BOARD OF COUNTY COMMISSIONERS

BY: _____
Nikki Alvarez-Sowles, Esq.
Clerk & Comptroller

BY: _____
Ronald E. Oakley, Chairman

DATE: _____

[SEAL]

ATTEST:

CITY OF NEW PORT RICHEY, FLORIDA

BY: _____
Judy Meyers, as City Clerk

BY: _____
Alfred C. Davis, as Mayor-Council member

DATE: _____

APPROVED AS TO LEGAL FORM AND SUFFICIENCY

By: _____
Timothy P. Driscoll, as City Attorney

Exhibit "A"

ENCLAVE AREA NO. 1

TOWN AND COUNTY VILLAS AS SHOWN ON THE PLAT RECORDED IN PLAT BOOK 6, PAGE 9 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA, A PORTION OF CROSS BAYOU DRIVE, A PORTION OF GULF DRIVE, A PORTION OF DETROIT AVENUE, A PORTION OF TRACTS 32 AND 53, TAMPA AND TARPONS SPRINGS LAND COMPANY SUBDIVISION AS SHOWN ON THE PLAT RECORDED IN PLAT BOOK 1, PAGES 68 THROUGH 70 OF SAID PUBLIC RECORDS, AND A PORTION OF TOWN AND COUNTRY VILLAS SOUTH ADDITION AS SHOWN ON THE PLAT RECORDED IN PLAT BOOK 6, PAGE 119 OF SAID PUBLIC RECORDS, ALL LYING IN SECTION 8, TOWNSHIP 26 SOUTH, RANGE 16 EAST, PASCO COUNTY, FLORIDA BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF LOT 73, TOWN AND COUNTRY VILLAS SOUTH ADDITION AS SHOWN ON THE PLAT RECORDED IN PLAT BOOK 6, PAGE 119 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA, SAID POINT BEING ON THE NORTH BOUNDARY LINE OF TRACT 56 OF THE TAMPA AND TARPON SPRINGS LAND COMPANY'S SUBDIVISION OF SECTION 8 AS SHOWN ON THE PLAT RECORDED IN PLAT BOOK 1, PAGES 68 THROUGH 70 OF SAID PUBLIC RECORDS FOR A POINT OF BEGINNING; THENCE ALONG THE NORTH BOUNDARY LINE OF SAID TRACT 56 NORTH 89°40'39" WEST, A DISTANCE OF 25.00 FEET TO THE CENTERLINE OF DETROIT AVENUE; THENCE ALONG SAID CENTERLINE NORTH 00°28'43" EAST, A DISTANCE OF 989.20 FEET TO THE CENTERLINE OF GULF DRIVE; THENCE CONTINUE NORTH 00°28'43" EAST, A DISTANCE OF 25.00 FEET TO THE SOUTHWEST CORNER OF TOWN AND COUNTRY VILLAS AS SHOWN ON THE PLAT RECORDED IN PLAT BOOK 6, PAGE 9 OF SAID PUBLIC RECORDS; THENCE ALONG THE WEST BOUNDARY LINE OF SAID TOWN AND COUNTRY VILLAS NORTH 00°28'43" EAST, A DISTANCE OF 990.50 FEET TO THE NORTHWEST CORNER OF SAID TOWN AND COUNTRY VILLAS, SAID POINT BEING ON THE SOUTH RIGHT-OF-WAY LINE OF CROSS BAYOU DRIVE; THENCE ALONG THE SOUTH RIGHT-OF-WAY LINE OF SAID CROSS BAYOU DRIVE NORTH 89°33'21" WEST, A DISTANCE OF 101.90 FEET; THENCE NORTH 00°28'43" EAST, A DISTANCE OF 60.00 FEET TO THE NORTH RIGHT-OF-WAY LINE OF SAID CROSS BAYOU DRIVE; THENCE ALONG SAID NORTH RIGHT-OF-WAY LINE SOUTH 89°33'21" EAST, A DISTANCE OF 538.60 FEET; THENCE SOUTH 00°30'31" WEST, 60.00 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF SAID CROSS BAYOU DRIVE, SAID POINT BEING THE NORTHWEST CORNER OF THE PARCEL DESCRIBED IN OFFICIAL RECORDS BOOK 6642, PAGE 0235 OF SAID PUBLIC RECORDS; THENCE ALONG THE WEST BOUNDARY LINE OF THE PARCELS DESCRIBED IN OFFICIAL RECORDS BOOK 6642, PAGE 0235, OFFICIAL RECORDS BOOK 9616, PAGE 2231, OFFICIAL RECORDS BOOK 4250, PAGE 0048 SOUTH 00°30'31" WEST, A DISTANCE OF 300.24 FEET TO THE SOUTHWEST CORNER OF THE PARCEL DESCRIBED IN OFFICIAL RECORDS BOOK 4250, PAGE 0048; THENCE ALONG THE SOUTH BOUNDARY LINE OF SAID PARCEL SOUTH 89°33'21" EAST, A DISTANCE OF 358.54 FEET TO THE SOUTHEAST CORNER OF SAID PARCEL, SAID POINT BEING ON THE WEST RIGHT-OF-WAY LINE OF U.S. HIGHWAY 19 (STATE ROAD 55) AS SHOWN ON THE RIGHT-OF-WAY MAPS, SECTION 14030-2151, DATED 9-15-59; THENCE ALONG SAID WEST RIGHT-OF-WAY LINE SOUTH 00°20'33" EAST, A DISTANCE OF 740.58 FEET TO A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF SAID GULF DRIVE; THENCE ALONG THE SOUTH RIGHT-OF-WAY LINE OF SAID GULF DRIVE NORTH 89°33'17" WEST, A DISTANCE OF 269.33 FEET TO THE NORTHEAST CORNER OF THE PARCEL DESCRIBED IN OFFICIAL RECORDS BOOK 1216, PAGE 0021 OF SAID PUBLIC RECORDS; THENCE ALONG THE EAST BOUNDARY LINE OF SAID PARCEL SOUTH 00°20'51" WEST, A DISTANCE OF 125.00 FEET TO THE SOUTHEAST CORNER OF SAID PARCEL; THENCE ALONG THE SOUTH BOUNDARY LINE OF SAID PARCEL NORTH 89°33'17" WEST, A DISTANCE OF 50.00 FEET TO THE SOUTHWEST CORNER OF SAID PARCEL; THENCE ALONG THE WEST BOUNDARY LINE OF SAID PARCEL NORTH 00°20'51" EAST, A DISTANCE OF 125.00 FEET TO THE NORTHWEST CORNER OF SAID PARCEL, SAID POINT BEING ON THE SOUTH RIGHT-OF-WAY LINE OF SAID GULF DRIVE; THENCE ALONG SAID SOUTH RIGHT-OF-WAY LINE NORTH 89°33'17" WEST, A DISTANCE OF 178.84 FEET TO A

POINT ON THE WEST RIGHT-OF-WAY LINE OF SOUTH LEISURE LANE AS SHOWN ON THE PLAT OF SAID TOWN AND COUNTRY VILLAS SOUTH ADDITION; THENCE ALONG SAID WEST RIGHT-OF-WAY LINE SOUTH 00°28'43" WEST, A DISTANCE OF 153.55 FEET TO THE NORTHEAST CORNER OF LOT 44 OF SAID TOWN AND COUNTRY VILLAS SOUTH ADDITION; THENCE ALONG THE NORTH BOUNDARY LINE OF SAID LOT 44 NORTH 89°40'39" WEST, A DISTANCE OF 77.50 FEET TO THE NORTHWEST CORNER OF SAID LOT 44; THENCE ALONG THE WEST BOUNDARY LINE OF SAID LOT 44 AND THE WEST BOUNDARY LINE OF LOT 43 SOUTH 00°28'43" WEST, A DISTANCE OF 76.00 FEET TO THE SOUTHWEST CORNER OF SAID LOT 43; THENCE ALONG THE SOUTH BOUNDARY LINE OF SAID LOT 43 SOUTH 89°40'39" EAST, A DISTANCE OF 77.50 FEET TO THE SOUTHEAST CORNER OF SAID LOT 43; THENCE ALONG THE EAST BOUNDARY LINE OF LOT 42 OF SAID TOWN AND COUNTRY VILLAS SOUTH ADDITION SOUTH 00°28'43" WEST, A DISTANCE OF 38.00 FEET TO A POINT ON THE INTERSECTION WITH THE WEST EXTENSION OF THE SOUTH BOUNDARY LINE LOT 7 SAID TOWN AND COUNTRY VILLAS SOUTH ADDITION; THENCE ALONG THE SOUTH BOUNDARY LINE OF SAID LOT 7 AND ITS WEST EXTENTION SOUTH 89°40'39" EAST, A DISTANCE OF 129.46 FEET TO THE SOUTHEAST CORNER OF SAID LOT 7; THENCE ALONG THE EAST BOUNDARY LINE OF SAID TOWN AND COUNTRY VILLAS SOUTH ADDITION SOUTH 00°20'51" WEST, A DISTANCE OF 152.00 FEET TO THE SOUTHEAST CORNER OF LOT 11 OF SAID TOWN AND COUNTRY VILLAS SOUTH ADDITION; THENCE ALONG THE SOUTH BOUNDARY LINE OF SAID LOT 11 NORTH 89°40'39" WEST, A DISTANCE OF 79.80 FEET TO THE SOUTHWEST CORNER OF SAID LOT 11; THENCE ALONG THE WEST BOUNDARY LINE OF SAID LOT 11 NORTH 00°28'43" EAST, A DISTANCE OF 38.00 FEET TO THE NORTHWEST CORNER OF SAID LOT 11, SAID POINT BEING ON THE EAST EXTENTION OF THE NORTH BOUNDARY LINE OF LOT 38; THENCE ALONG SAID NORTH BOUNDARY LINE AND ITS EAST EXTENSION NORTH 89°40'39" WEST, A DISTANCE OF 127.50 FEET TO THE NORTHWEST CORNER OF SAID LOT 38; THENCE ALONG THE WEST BOUNDARY LINE OF SAID LOT 38 AND THE WEST BOUNDARY LINE OF LOT 37 SOUTH 00°28'43" WEST, A DISTANCE OF 76.00 FEET TO THE SOUTHWEST CORNER OF SAID LOT 37; THENCE ALONG THE SOUTH BOUNDARY LINE OF SAID LOT 37 SOUTH 89°40'39" EAST, A DISTANCE OF 77.50 FEET TO THE WEST RIGHT-OF-WAY LINE OF SAID SOUTH LEISURE LANE; THENCE ALONG SAID WEST RIGHT-OF-WAY LINE SOUTH 00°28'43" WEST, A DISTANCE OF 391.76 FEET TO THE NORTH BOUNDARY LINE OF THE PARCEL DESCRIBED IN OFFICIAL RECORDS BOOK 7472, PAGE 0376 OF SAID PUBLIC RECORDS; THENCE ALONG THE NORTH AND WEST BOUNDARY LINES OF SAID PARCEL THE FOLLOWING FOUR (4) COURSES AND DISTANCES: (1) NORTH 89°40'39" WEST, A DISTANCE OF 205.00 FEET; (2) NORTH 00°28'43" EAST, A DISTANCE OF 12.00 FEET; (3) NORTH 89°40'39" WEST, A DISTANCE OF 77.50 FEET; (4) SOUTH 00°28'43" WEST, A DISTANCE OF 126.00 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED PARCEL CONTAINS 23.6 ACRES MORE OR LESS.

(CLOSES 0.005' J.M.M.)

- 1. THIS SKETCH IS NOT A SURVEY.
- 2. BEARINGS SHOWN HEREON ARE BASED UPON THE PLAT BEARING OF NORTH 89°40'39" WEST, FOR THE SOUTH BOUNDARY LINE OF TOWN AND COUNTRY VILLAS SOUTH ADDITION AS SHOWN ON THE PLAT RECORDED IN PLAT BOOK 6, PAGE 119 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

Exhibit "B"

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THE ABOVE DESCRIBED PARCEL CONTAINS 23.6 ACRES MORE OR LESS.

(CLOSES 0.005' J.M.M.)

PRECISION SURVEYING & MAPPING, INC.

CERTIFICATE OF AUTHORIZATION NO. LB-6734

7710 MASSACHUSETTS AVENUE
 NEW PORT RICHEY, FLORIDA 34653
 727-841-8414



WORK ORDER NO: 180109
 FOR: CITY OF NEW PORT RICHEY
 DATE OF SKETCH: MAY 8, 2023
 SHEET 1 OF 3

Jon S. Robbins PSM 4452

Digitally signed by Jon S. Robbins PSM 4452
 DN: C=US, E=jsr@pemfia.com, CN=Jon S. Robbins
 PSM 4452
 Date: 2023.08.28 10:55:25-04'00'

JON S. ROBBINS DATE
 PROFESSIONAL SURVEYOR AND MAPPER NO. 4452
 NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED
 SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

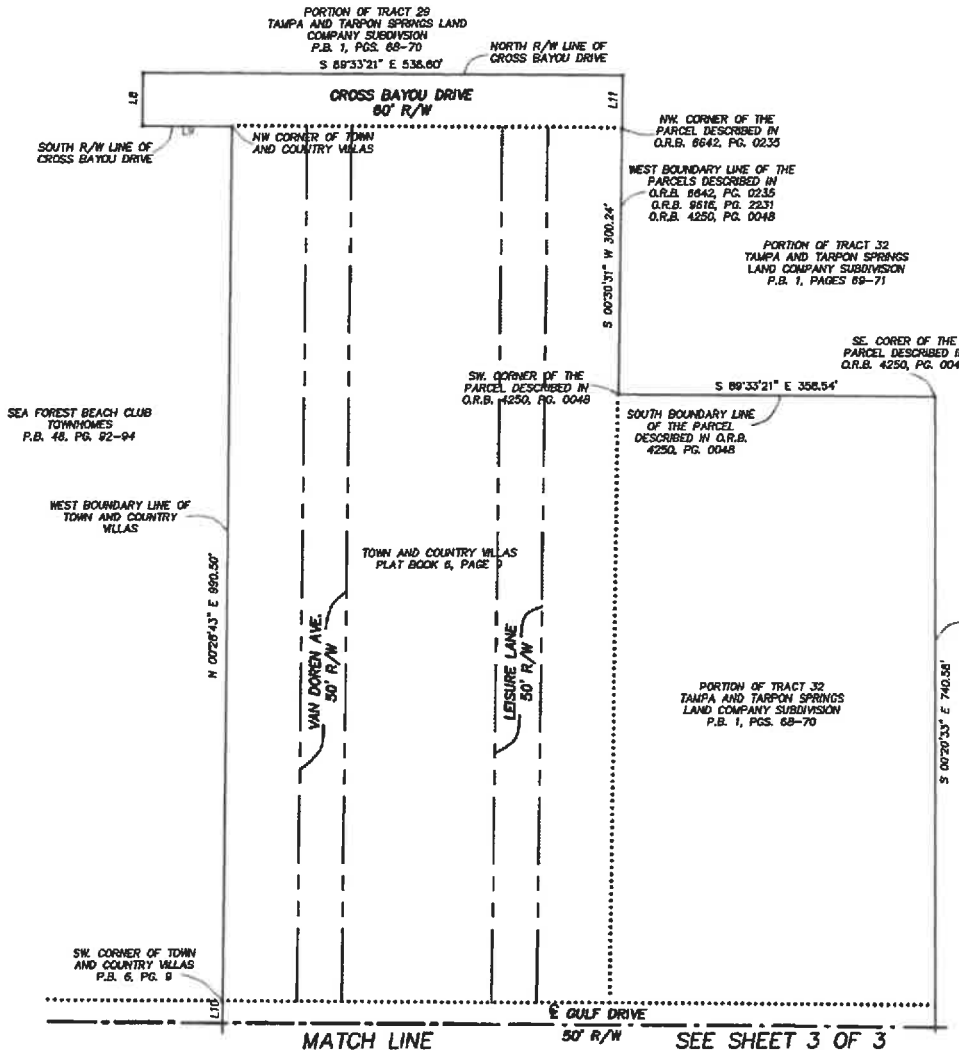
F.B. N/A
 P.G. N/A

DRAWN BY: J.M.M.
 CHK'D BY: J.S.R.

GENERAL NOTES

SEC. 8, TWP. 26 S., RNG. 16 E.

1. THIS SKETCH IS NOT A SURVEY.
2. BEARINGS SHOWN HEREON ARE BASED UPON THE PLAT BEARING OF NORTH 89°40'39" WEST, FOR THE SOUTH BOUNDARY LINE OF TOWN AND COUNTRY VILLAS SOUTH ADDITION AS SHOWN ON THE PLAT RECORDED IN PLAT BOOK 6, PAGE 119 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.



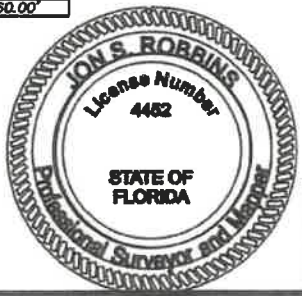
LEGEND

- PG. = PAGE
- RNG. = RANGE
- SEC. = SECTION
- TWP. = TOWNSHIP
- P.B. = PLAT BOOK
- CL = CENTERLINE
- R/W = RIGHT-OF-WAY
- P.O.B. = POINT OF BEGINNING
- O.R.B. = OFFICIAL RECORDS BOOK

LINE	BEARING	DISTANCE
L8	S 00°28'43" W	60.00'
L9	S 89°33'21" E	1101.80'
L10	N 00°28'43" E	25.00'
L11	S 00°30'31" W	60.00'

PRECISION SURVEYING & MAPPING, INC.

CERTIFICATE OF AUTHORIZATION NO. LB-6734
 7710 MASSACHUSETTS AVENUE
 NEW PORT RICHEY, FLORIDA 34653
 727-841-8414



WORK ORDER NO: 180109
 FOR: CITY OF NEW PORT RICHEY
 DATE OF SKETCH: MAY 8, 2023
 SHEET 2 OF 3

Jon S. Robbins PSM 4452
 Digitally signed by Jon S. Robbins PSM 4452
 DN: C=US, E=jsr@psmfla.com, CN=Jon S. Robbins
 PSM 4452
 Date: 2023.06.26 10:54:36-04'00'
 JON S. ROBBINS DATE
 PROFESSIONAL SURVEYOR AND MAPPER NO. 4452
 NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED
 SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

F.B. N/A
 P.G. N/A

DRAWN BY: J.M.M.
 CHK'D BY: J.S.R.

GENERAL NOTES

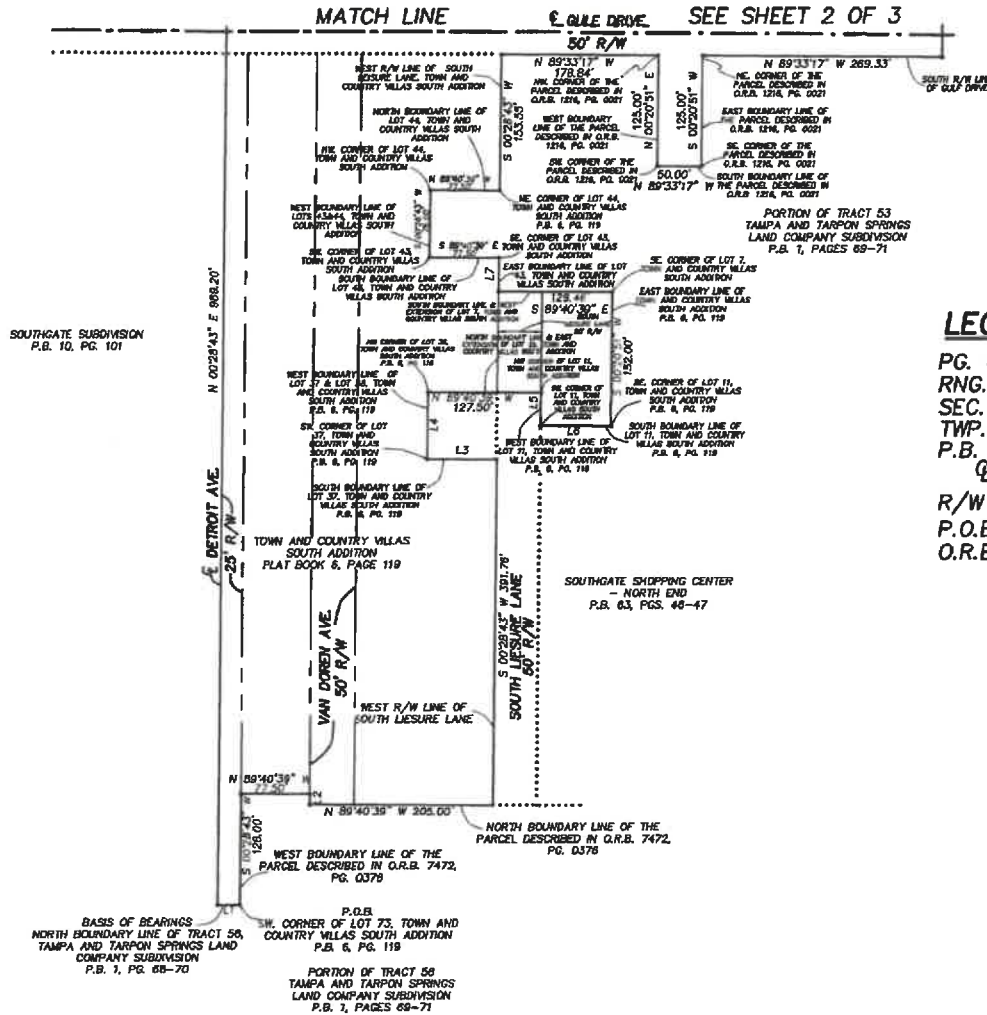
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1. THIS SKETCH IS NOT A SURVEY.
2. BEARINGS SHOWN HEREON ARE BASED UPON THE PLAT BEARING OF NORTH 89°40'39" WEST, FOR THE SOUTH BOUNDARY LINE OF TOWN AND COUNTRY VILLAS SOUTH ADDITION AS SHOWN ON THE PLAT RECORDED IN PLAT BOOK 6, PAGE 119 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.



ASSUMED NORTH

0 100' 200'



LEGEND

- PG. = PAGE
- RNG. = RANGE
- SEC. = SECTION
- TWP. = TOWNSHIP
- P.B. = PLAT BOOK
- CL = CENTERLINE
- R/W = RIGHT-OF-WAY
- P.O.B. = POINT OF BEGINNING
- O.R.B. = OFFICIAL RECORDS BOOK

LINE	BEARING	DISTANCE
L1	N 89°40'39" W	22.00'
L2	S 00°28'25" W	12.00'
L3	N 89°40'39" W	77.50'
L4	N 00°28'43" E	78.00'
L5	S 00°28'43" W	38.00'
L6	S 89°40'39" E	78.80'
L7	N 00°28'43" E	38.00'

PRECISION SURVEYING & MAPPING, INC.

CERTIFICATE OF AUTHORIZATION NO. LB-6734

7710 MASSACHUSETTS AVENUE
NEW PORT RICHEY, FLORIDA 34653
727-841-8414



Jon S. Robbins PSM 4452

Digitally signed by Jon S. Robbins PSM 4452
DN: C=US, E=jsr@psmfla.com, CN=Jon S. Robbins PSM 4452
Date: 2023.06.26 10:55:02-04'00'

WORK ORDER NO: 180109
FOR: CITY OF NEW PORT RICHEY
DATE OF SKETCH: MAY 8, 2023
SHEET 3 OF 3

JON S. ROBBINS DATE
PROFESSIONAL SURVEYOR AND MAPPER NO. 4452
NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

F.B. N/A
P.G. N/A

DRAWN BY: J.M.M.
CHK'D BY: J.S.R.