

RESOLUTION NO. 030954

PASSED February 23, 2004

A Resolution approving the final plat of "Sorrento, Phase II A Planned Development", generally located in the vicinity of N.W. 21st Drive and N.W. 53rd Avenue, south side; accepting an irrevocable letter of credit; providing directions to the Clerk of the Commission; and providing an immediate effective date.

WHEREAS, the Development Review Board approved the design plat of "Sorrento, Phase II A Planned Development" on October 9, 2003; and

WHEREAS, the owner of the plat has submitted a final plat which substantially conforms to the design plat as approved by the City Commission on November 10, 2003, and which incorporates all modifications and revisions specified in such approval; and

WHEREAS, the owner of the proposed subdivision has requested the City Commission to accept and approve the final plat as provided in Chapter 177 of the Florida Statutes and Chapter 30 of the Code of Ordinances of the City of Gainesville, Florida; and

WHEREAS, the City Commission finds that the final plat described herein is consistent with the City of Gainesville 2000-2010 Comprehensive Plan, and applicable ordinances and regulations of the City.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF GAINESVILLE, FLORIDA;

Section 1. The final plat of "Sorrento, Phase II A Planned Development" is accepted and approved by the City Commission on the following described property lying in the City of Gainesville, Alachua County, Florida:

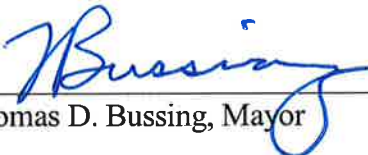
(See Exhibit "A" attached hereto and made a part hereof as if set forth in full)

Section 2. The City accepts the irrevocable letter of credit dated January 15, 2004 and Amendment No. 001 dated February 2, 2004, issued by SunTrust Bank, in the amount of \$578,000.00 to guarantee the completion of the subdivision improvements as provided by the Land Development Code. The original letter of credit shall remain on file with the Public Works Department until the City is satisfied that all construction of required subdivision improvements have been completed.

Section 3. The Clerk of the Commission is authorized and directed to affix his signature to the record plat on behalf of the City Commission and accept the dedication of public rights-of-way, easements, and other dedicated portions as shown on the plat.


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

PASSED AND ADOPTED this 23rd day of February, 2004.



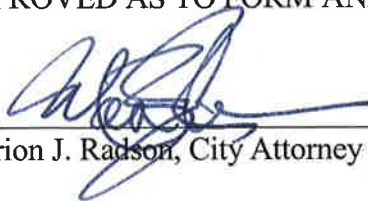
Thomas D. Bussing, Mayor

ATTEST:



Kurt Lannon,
Clerk of the Commission

APPROVED AS TO FORM AND LEGALITY:



Marion J. Radson, City Attorney

FEB 24 2004

SORRENTO PHASE II

LYING IN SECTION 19, TOWNSHIP 9 SOUTH, RANGE 20 EAST, IN THE CITY OF GAINESVILLE, ALACHUA COUNTY, FLORIDA, BEING A REPLAT OF BLOCKS 11 AND 22, AND PORTIONS OF BLOCKS 10 AND 23 OF "PLAT OF PARADISE", AS RECORDED IN PLAT BOOK "A", PAGE 4, OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA

LEGAL DESCRIPTION:

A PARCEL OF LAND SITUATED IN SECTION 19, TOWNSHIP 9 SOUTH, RANGE 20 EAST, ALACHUA COUNTY, FLORIDA, BEING ALL OF BLOCKS 11 AND 22, AND PORTIONS OF BLOCKS 10 AND 23 OF "PLAT OF PARADISE" AS RECORDED IN PLAT BOOK "A", PAGE 4 OF THE PUBLIC RECORDS OF SAID COUNTY, SAID PARCEL OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: *

COMMENCE AT THE NORTHWEST CORNER OF SAID SECTION 19; THENCE SOUTH 00°48'43" EAST, ALONG THE WEST LINE OF SAID SECTION 19, A DISTANCE OF 50.00 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF NW 53rd AVENUE (A 200 FOOT RIGHT-OF-WAY); THENCE NORTH 89°14'00" EAST, ALONG SAID SOUTH RIGHT-OF-WAY LINE, A DISTANCE OF 1295.00 FEET TO THE NORTHEAST CORNER OF BLOCK 7 OF SAID "PLAT OF PARADISE"; THENCE SOUTH 00°42'05" EAST, ALONG THE EAST LINE OF SAID BLOCK 7, A DISTANCE OF 663.07 FEET TO THE POINT OF BEGINNING; THENCE NORTH 89°11'28" EAST, ALONG THE SOUTH RIGHT-OF-WAY LINE OF NW 51ST AVENUE (A 50 FOOT RIGHT-OF-WAY), A DISTANCE OF 660.00 FEET TO THE NORTHEAST CORNER OF SAID BLOCK 11; THENCE SOUTH 00°42'05" EAST, ALONG THE EAST LINE OF SAID BLOCK 11 AND A SOUTHERLY PROJECTION THEREOF, A DISTANCE OF 660.06 FEET TO THE INTERSECTION WITH THE NORTH BOUNDARY LINE OF LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 2667, PAGE 1105 OF THE PUBLIC RECORDS OF SAID COUNTY; THENCE SOUTH 89°11'35" WEST, ALONG SAID NORTH BOUNDARY LINE, A DISTANCE OF 25.00 FEET TO THE NORTHWEST CORNER OF SAID LANDS; THENCE SOUTH 00°42'05" EAST, ALONG THE WEST BOUNDARY LINE OF SAID LANDS, A DISTANCE OF 50.00 FEET TO THE SOUTHWEST CORNER OF SAID LANDS; THENCE NORTH 89°11'35" EAST, ALONG THE SOUTH BOUNDARY LINE OF SAID LANDS, A DISTANCE OF 50.00 FEET TO THE INTERSECTION WITH THE EAST LINE OF BLOCK 22 OF SAID "PLAT OF PARADISE"; THENCE SOUTH 00°42'05" EAST, ALONG SAID EAST LINE, A DISTANCE OF 584.06 FEET TO THE INTERSECTION WITH THE NORTH BOUNDARY LINE OF "RAINBOWS END" AS RECORDED IN PLAT BOOK "P", PAGE 44 OF THE PUBLIC RECORDS OF SAID COUNTY; THENCE SOUTH 89°06'56" WEST, ALONG SAID NORTH BOUNDARY LINE, A DISTANCE OF 1173.30 FEET TO THE BOUNDARY OF "SORRENTO PHASE I" AS RECORDED IN PLAT BOOK "24", PAGES 7 THROUGH 10 OF THE PUBLIC RECORDS OF SAID COUNTY; THENCE THE FOLLOWING EIGHTEEN (18) COURSES ALONG THE BOUNDARY OF SAID "SORRENTO PHASE I", NORTH 00°53'04" WEST, A DISTANCE OF 100.00 FEET; THENCE NORTH 89°06'56" EAST, A DISTANCE OF 59.34 FEET; THENCE NORTH 00°53'04" WEST, A DISTANCE OF 50.00 FEET; THENCE NORTH 89°06'56" EAST, A DISTANCE OF 64.92 FEET; THENCE NORTH 00°42'05" WEST, A DISTANCE OF 100.00 FEET; THENCE NORTH 89°06'56" EAST, A DISTANCE OF 409.50 FEET; THENCE NORTH 00°42'05" WEST, A DISTANCE OF 411.77 FEET TO A POINT ON A NON-TANGENT CURVE TO THE RIGHT, CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 105.00 FEET, AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 24°47' 46" WEST, 85.73 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 48°11'23", AN ARC DISTANCE OF 88.31 FEET TO THE END OF SAID CURVE; THENCE NORTH 00°12'42" WEST, A DISTANCE OF 54.87 FEET; THENCE NORTH 89°11'28" WEST, A DISTANCE OF 100.47 FEET; THENCE NORTH 00°42'05" WEST, A DISTANCE OF 250.00 FEET; THENCE SOUTH 89°11'28" WEST, A DISTANCE OF 10.00 FEET; THENCE NORTH 00°42'05" WEST, A DISTANCE OF 100.00 FEET; THENCE NORTH 89°11'28" EAST, A DISTANCE OF 22.12 FEET; THENCE NORTH 00°48'32" WEST, A DISTANCE OF 50.00 FEET; THENCE NORTH 89°11'28" EAST, A DISTANCE OF 62.98 FEET; THENCE NORTH 44°14'42" EAST, A DISTANCE OF 21.23 FEET; THENCE NORTH 00°42'05" WEST, A DISTANCE OF 85.00 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED PARCEL OF LAND CONTAINS. 22.735 ACRES, MORE OR LESS.

EXHIBIT "A"