

RESOLUTION NO. 2022-01

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE KINGMAN GATE COMMUNITY DEVELOPMENT DISTRICT AUTHORIZING DISTRICT COUNSEL AND DISTRICT STAFF TO FILE A PETITION WITH MIAMI-DADE COUNTY, FLORIDA TO EXPAND THE BOUNDARIES OF THE DISTRICT; AND PROVIDE AN EFFECTIVE DATE.

WHEREAS, Kingman Gate Community Development District (“District”) has received a request from the landowners of adjacent parcels, that the landowners’ parcels be annexed into the District; and

WHEREAS, the District Board of Supervisors (“Board”) has determined that it is in the best interests of the District and its residents to expand the boundaries of the District; and

WHEREAS, pursuant to Section 190.046, Florida Statutes, the District Board proposes to expand the District by approximately 10+/- acres.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE KINGMAN GATE COMMUNITY DEVELOPMENT DISTRICT, THAT:

SECTION 1. The foregoing recitals clauses are true and correct and are hereby incorporated into this Resolution by reference.

SECTION 2. The District hereby authorizes, ratifies and confirms the filing with Miami-Dade County, Florida, and City of Homestead, Florida, a petition to expand the boundaries of the District to include the area described in Exhibit “A” attached hereto (the “Expansion Area”), all in accordance with Section 190.046, Florida Statutes.

SECTION 3. The proper District officials are hereby authorized and directed to take all steps necessary to effectuate the intent of this Resolution.

SECTION 4. All Resolutions or parts of Resolutions in conflict herewith are hereby repealed to the extent of such conflict.

SECTION 5. If any clause, section or other part or application of this Resolution is held by court of competent jurisdiction to be unconstitutional or invalid, in part or as applied, it shall not affect the validity of the remaining portions or applications of this Resolution.

SECTION 6. This Resolution shall take effect upon adoption.

November, 2021. THIS RESOLUTION WAS PASSED AND ADOPTED THIS 19 DAY OF

By: 
Secretary/Assistant Secretary


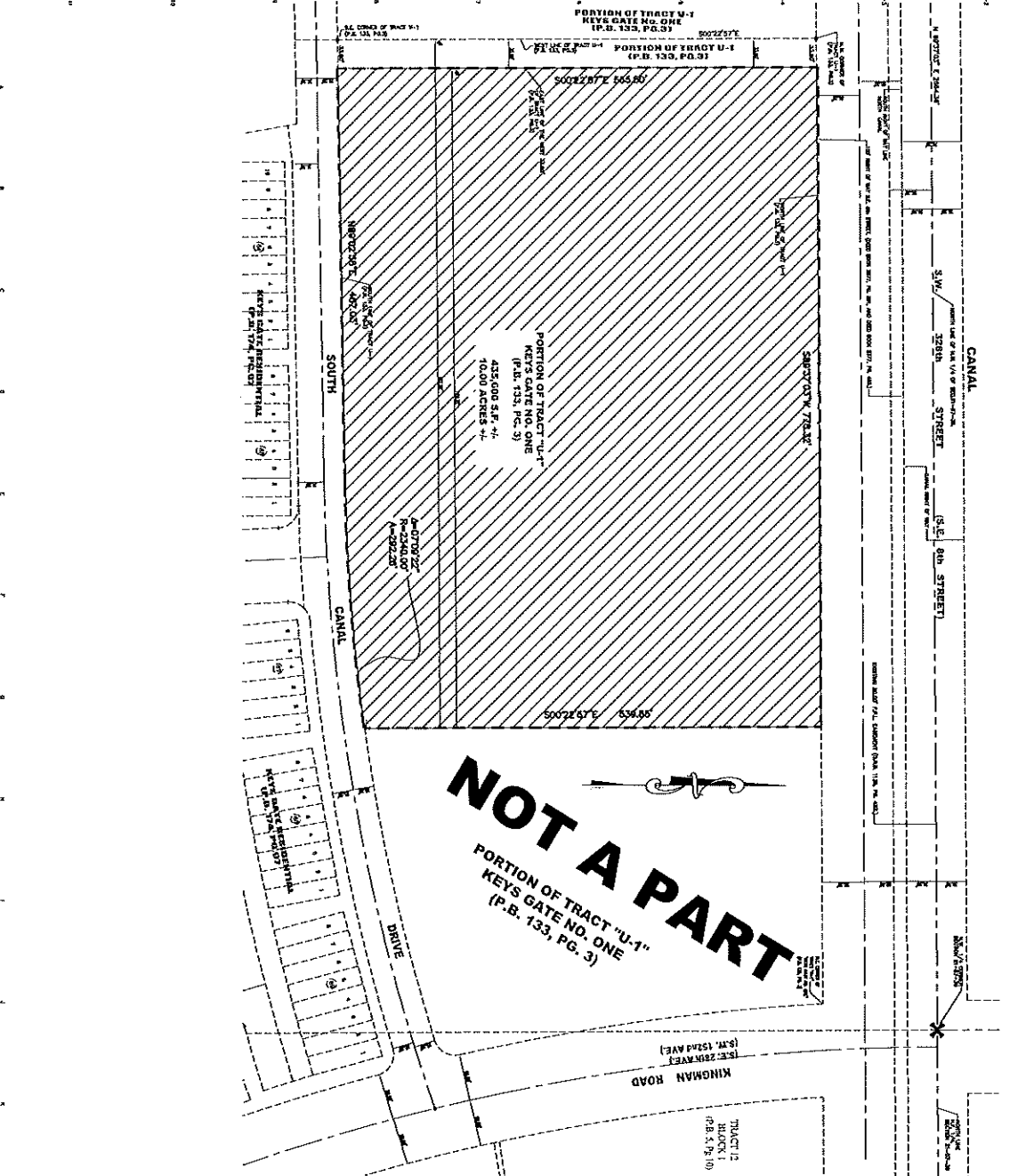
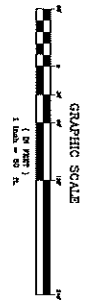
**KINGMAN GATE COMMUNITY
DEVELOPMENT DISTRICT**
By: 
Chairperson/Vice Chairperson

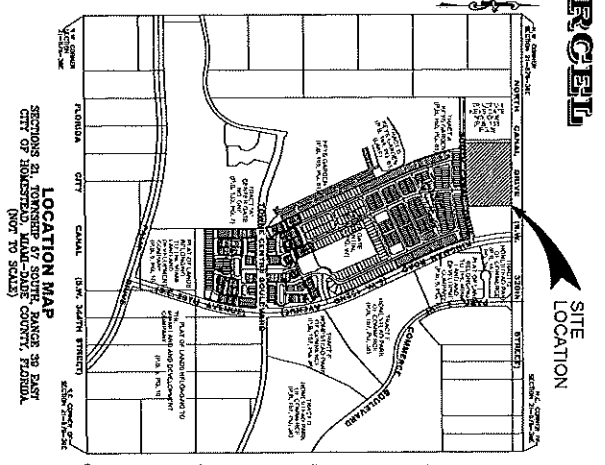
Exhibit "A"

KINGMAN GATE CDD ANNEXATION PARCEL



NOT A PART

PORTION OF TRACT "U-1"
KEYS GATE NO. ONE
(P.B. 133, PG. 3)



LEGAL DESCRIPTION:

That certain portion of Tract "U-1", Keys Gate No. One, as depicted on the Plat Book of Record in Plat Book 133 of Page 3 of the Public Records of Duval County, Florida, containing 435,000 square feet of land, more or less, and being more or less as shown on the attached plat.

SURVEYOR'S NOTES:

- 1) - This is not a Boundary Survey, but only a GRAPHIC DEPICTION of the description shown hereon.
- 2) - Not void without the signature and the original record and of a Florida Licensed Surveyor or person in possession without consent of the signing party or parties.
- 3) - There may be additional easements and encumbrances on the property being surveyed, it is the responsibility of the client to determine the same.
- 4) - North arrow direction and bearings shown herein are based on an assumed value of 0 degrees 00 minutes 00 seconds true, and the bearings and distances shown are based on the assumed value of 0 degrees 00 minutes 00 seconds true.
- 5) - The Station and Legal Description shown herein is based on the information provided by the client.
- 6) - The title search has been performed to determine if there are any conflicts, claims or liens out of the creation of the easements. Right of Way, Easements or any other type of encumbrance that the herein described plot may be utilized for.
- 7) - Containing 435,000 Square Feet or 10.00 Acres more or less.

SURVEYOR'S CERTIFICATE:

I, the undersigned, being duly sworn, depose and say that this drawing is a true and correct representation of the SURVEY AND LEGAL DESCRIPTION of the real property described herein, and that the same was prepared by me or under my direct supervision and control.

I further certify that this plat was prepared in accordance with the applicable provisions of Chapter 461-200, (Formerly 461-20), Florida Administrative Code, and conforms to the provisions of Florida Statute 461.08, by the Florida Board of Land Surveyors and contains the name of the Surveyor and the name of the client.

By: **Richard Rodriguez, P.S.M.**
Professional Surveyor and Mapper
State of Florida, Registration No. 5038

RECORD OF REVISION		BY		APP.	
No.	DATE	DESCRIPTION			

KINGMAN GATE CDD ANNEXATION PARCEL	
TYPE OF PROJECT	SKETCH AND LEGAL DESCRIPTION
DATE MADE	LOCATION MAP, LEGAL DESCRIPTION AND SURVEYOR'S NOTES
CLIENT	LENNAR HOMES, LLC
CLIENT ADDRESS	7314 N. W. 10th Ave, Ft. Lauderdale, FL 33309
PROJECT LOCATION	SECTION 21, TOWNSHIP 32 SOUTH, RANGE 30 EAST, CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA
DATE OF SURVEY	OCTOBER 12, 2007
PROJECT NUMBER	058093-1000
SCALE	AS SHOWN
REVISIONS	
BY	
DATE	