

RESOLUTION NO. 2021-029

A RESOLUTION AND FINAL ORDER OF THE TOWN COUNCIL OF THE TOWN OF SOUTHWEST RANCHES, FLORIDA, APPROVING APPLICATION NO. PL-55-20, THE ASAD RESIDENCE PLAT, COMPRISING 1 SINGLE-FAMILY DWELLING LOT ON 4.59 ACRES; GENERALLY LOCATED ON THE NORTH SIDE OF STIRLING ROAD APPROXIMATELY 500 FEET EAST OF HOLATEE TRAIL; AUTHORIZING THE MAYOR, TOWN ADMINISTRATOR, AND TOWN ATTORNEY TO EXECUTE ANY AND ALL DOCUMENTS NECESSARY TO EFFECTUATE THE INTENT OF THIS RESOLUTION; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, Ricardo Bajandas Esq., as Trustee of the Adnan Issa Malik Asad Irrevocable Trust U/A/D December 3, 2019, has submitted Application No. PL-55-20 to plat 4.62 acres (4.59 net acres after right-of-way dedication) to construct one single-family home; and

WHEREAS, the Town Council of the Town of Southwest Ranches, Florida ("Town Council") finds that the proposed plat complies with the requirements of the Town's Unified Land Development Code ("ULDC") subject to satisfaction of the conditions set forth herein.

NOW, THEREFORE BE IT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF SOUTHWEST RANCHES, FLORIDA:

Section 1. That the foregoing "WHEREAS" clauses are hereby ratified and confirmed as being true and correct and are hereby made a specific part of this Resolution.

Section 2. That, upon reviewing the application, analysis of the Town Staff, testimony and the evidence submitted at a duly noticed public hearing held on February 25, 2021 the Town Council hereby approves Plat Application No. PL-55-20 for the property legally described in Exhibit "A", attached hereto and made a part hereof.

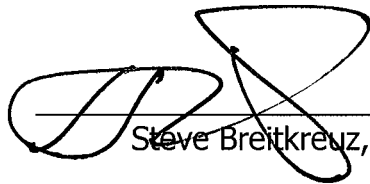
Section 3. The Mayor, Town Administrator, and Town Attorney are each authorized to execute any and all documents necessary to effectuate the intent of this Resolution.

Section 4. This Resolution shall become effective immediately upon adoption.

[Signatures are on the Following Page]

PASSED by the Town Council of the Town of Southwest Ranches, Florida, this 25th day of February 2021, on a motion by Council Member Jablonski and seconded by Council Member Kuczenski.

Breitkreuz	<u>Yes</u>	Ayes	<u>5</u>
Hartmann	<u>Yes</u>	Nays	<u>0</u>
Allbritton	<u>Yes</u>	Absent	<u>0</u>
Jablonski	<u>Yes</u>	Abstaining	<u>0</u>
Kuczenski	<u>Yes</u>		



Steve Breitkreuz, Mayor

ATTEST:


Russell Muniz, Assistant Town Administrator/Town Clerk

Approved as to Form and Correctness:



Keith Poliakov, Town Attorney
38065788.1

EXHIBIT "A"

LEGAL DESCRIPTION:

A PORTION OF THE EAST HALF OF THE WEST HALF OF TRACTS 41 AND 42, IN SECTION 35, TOWNSHIP 50 SOUTH, RANGE 40 EAST, ACCORDING TO THE PLAT THEREOF "FLORIDA FRUIT LANDS COMPANY'S SUBDIVISION NO. 1", AS RECORDED IN PLAT BOOK 2, PAGE 17, OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF SECTION 35, TOWNSHIP 50 SOUTH, RANGE 40 EAST; THENCE NORTH 89°43'46" EAST ALONG THE SOUTH LINE OF SAID SECTION, A DISTANCE OF 329.88 FEET; THENCE NORTH 00°47'33" WEST, A DISTANCE OF 55.00 FEET TO THE POINT OF BEGINNING; THENCE NORTH 01°47'33" WEST, A DISTANCE OF 605.41 FEET; THENCE NORTH 89°43'41" EAST, A DISTANCE OF 329.88 FEET; THENCE SOUTH 01°47'33" EAST, A DISTANCE OF 605.41 FEET; THENCE SOUTH 89°43'46" WEST, A DISTANCE OF 329.88 FEET TO THE POINT OF BEGINNING.

SAID LANDS SITUATE, LYING AND BEING IN THE TOWN OF SOUTHWEST RANCHES, BROWARD COUNTY, FLORIDA. CONTAINING 199,712.65 SQUARE FEET (4.59 ACRES) MORE OR LESS.