

SUNRISE, FLORIDA

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ORDINANCE NO. ~~755-A~~ 373 02

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CITY CLERK

AN ORDINANCE OF THE CITY OF SUNRISE, FLORIDA, CREATING SPECIAL TAX DISTRICT NO. 1 OF THE CITY OF SUNRISE, FLORIDA; ESTABLISHING ITS TERRITORIAL LIMITS; PROVIDING FOR ITS GOVERNMENT AND CERTAIN PROCEDURES FOR ITS OPERATION; STATING ITS PURPOSES; DEFINING CERTAIN TERMS; SETTING FORTH ITS GENERAL POWERS; EMPOWERING IT TO ISSUE TAX BONDS AND TO LEVY AD VALOREM TAXES ON TAXABLE PROPERTY LOCATED WITHIN ITS TERRITORIAL LIMITS TO PAY DEBT SERVICE ON SAID BONDS; AND PROVIDING FOR LIBERAL CONSTRUCTION, CONFLICTS, SEVERABILITY AND AN EFFECTIVE DATE.

BE IT ENACTED BY THE CITY COUNCIL OF THE CITY OF SUNRISE, FLORIDA THAT:

SECTION 1. Creation of District. Pursuant to the powers granted to the City of Sunrise, Florida, by the Constitution and laws of the State of Florida, including without limitation, the powers granted by Chapters 165 and 166, Florida Statutes, there is hereby created and established a body politic and corporate and a dependent special district of the City of Sunrise, Florida, to be known as "Special Tax District No. 1 of the City of Sunrise, Florida" (hereinafter referred to as the "District"), and which is hereby authorized to exercise its governmental and corporate powers and perform its duties within the territorial limits established by Section 2 hereof and to exercise certain of its powers and perform duties relating thereto outside such territorial limits as herein provided. The District shall have an official seal; the word "seal" shall appear in a circle in the center of the seal and the name of the District shall be in the area surrounding said center circle. This ordinance shall constitute the Charter of the District.

SECTION 2. Territorial Limits of District. The territorial limits of the District are hereby established as encompassing all that territory lying and situate in the City of Sunrise, Broward County, Florida described in Exhibit 1 attached hereto and incorporated herein by this reference.

SECTION 3. Government of District.

(a) The form of government of the District shall, at all times, be identical to the form of government of the City of Sunrise (the "City"), and any changes made by amendments to the City Charter of the City of Sunrise as to the form of the City's government shall constitute a corresponding change in the form of government of the District.

(b) The officials of the City who, from time to time, shall constitute the legislative body of the City shall constitute the Board of Supervisors of the District which shall be the legislative body of the District. The Board of Supervisors of the District may also be referred to as the "Board of the District", the "District Board", and the "Board". The Board shall have and exercise all lawful legislative powers of the District and shall constitute the governing body of the District except as otherwise provided in this Charter. The powers and duties of the Board shall, as to the District's government, be the same as the powers and duties of the City's legislative body as to the City's government. The title of each member of the Board shall be a "Member of the Board of Supervisors", and each may also be referred to by the titles "Member of the Board" and "Board Member". Any member of the legislative body of the City who holds office as an officer of the legislative body of the City shall, ex officio, hold the same office as an officer of the Board and shall have powers and duties as to the District's government corresponding to such officer's powers and duties as to the City's government.

(c) Regular meetings of the Board may be held without notice during a recess at any regular or special meeting of the legislative body of the City so long as a recess to conduct business of the Board is disclosed on the

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agenda of the meeting of the City's legislative body and an agenda for the meeting of the Board has been prepared. Special meetings of the Board, which may be conducted separate from meetings of the legislative body of the City, may be held upon the same conditions and upon the same notice as required for special meetings of the legislative body of the City. It shall not be necessary for the Board to meet except when necessary to conduct its business. Each meeting of the Board shall be announced by the presiding officer of the Board, the roll shall be called, and (if a quorum is present) the business of the Board shall be conducted'; at the end of such meeting it shall be adjourned. Books containing minutes of proceedings of the Board and of ordinances and resolutions of the District shall be kept. District ordinances and resolutions shall be numbered independently of those of the City utilizing the same system of numbering as used for City ordinances and resolutions. Legislation authorizing the issuance of bonds, shall be enacted by ordinance as herein provided. The terms of each series of authorized bonds may be established and such series of bonds may be issued and sold by resolution or resolutions which are supplemental to a bond ordinance. Bond anticipation notes issued in anticipation of the issuance of bonds may be issued and sold by resolution or resolutions which are supplemental to a bond ordinance. Except as above provided, all legislative action may be by either ordinance or resolution. The procedures for the enactment of ordinances and the adoption of resolutions of the District and for the same becoming effective shall be the same as the procedures applicable to ordinances and resolutions of the City.

(d) The official of the City who holds office as the head of the executive branch of the City government and chief administrative officer of the City shall, ex officio, hold the office of the head of the executive branch of the District government and chief administrative officer of the District, and shall hold the title of "Executive Director" of the District. The Executive Director shall have powers and duties as to the District's government as such officers have to the City's government.

(e) The Clerk of the City shall, ex officio, hold office as the Clerk of the District and each Deputy Clerk of the City shall, ex officio, hold office as a Deputy Clerk of the District. Each of the foregoing shall have powers and duties as to the District's government as they have as to the City's government.

(f) The City Attorney of the City shall, ex officio, hold office as general legal counsel to the District and shall bear the title "General District Counsel". Each Assistant City Attorney of the City shall, ex officio, hold office as "Assistant General District Counsel." Each of the foregoing shall have powers and duties as to the District's government as they have as to the City's government.

(g) The other elected and appointed officials and employees of the City shall, ex officio, be the officials and employees of the District, each having powers and duties as to the District corresponding to their powers and duties as to the City.

(h) Any official of the City holding office on an "Interim" basis or serving at any time on an "Acting" basis, respectively shall, ex officio, hold the same office as an "Interim" official of the District or serve in the same office as an "Acting" official of the District, respectively.

(i) The officials of the City who are to serve, ex officio, as officials of the District shall receive no compensation from the District for such service, unless otherwise expressly provided by resolution of the District and unless monies have been appropriated by the District to pay such compensation; their services to the District shall be deemed to be compensated for in the compensation paid to them as City officials except as otherwise provided by such resolution. Employees of the City (who are not officials of the City) shall perform services for the District (in the same capacity as they serve the City) when directed to perform such services by the Executive Director or the Acting or Interim Executive Director. Service to the District by any such City employees shall be deemed to be done as City employees in the course of their employment by the City. Said employees of the City who perform services for the District shall receive no compensation from the District for such services, unless otherwise expressly provided by resolution of the District and unless monies have been appropriated by the District for

the payment of such compensation; their services to the District shall be deemed to be compensated for in the compensation paid to them as City employees, except as otherwise provided by resolution of the District. By agreement between the City and the District, the District may, from bond proceeds or from other District funds, provide for the payment of additional compensation to such officials and employees for services rendered the District or for the reimbursement by the District of the City's costs of providing the District with the services of its officials, employees and independent consultants. In the case of each official or employee of the City, his or her position with the City shall be deemed to include his or her ex officio position as an official or employee of the District.

(j) Notwithstanding that the City and the District are separate entities, the District, as a dependent special district of the City, shall be operated to further the public and municipal purposes of the City by providing public works benefiting property lying within the District. Therefore, it shall not be a conflict of interest for any person to serve both the City and the District as an official, employee, agent or independent consultant.

(k) The District and the City's officials and employees, when acting for the District, shall have the protection of sovereign immunity, to the maximum extent allowed by law, and the City shall have the protection of sovereign immunity, to the maximum extent allowed by law, with respect to any acts of any City officials or employees while they are providing services to or acting for or on behalf of the District.

(l) The District shall have the same fiscal year as the City and the annual and interim financial statements of the City shall include the financial statements of the District if required by law or accounting and financial reporting practices applicable to Florida municipalities.

(m) The District shall, in accordance with law, prepare an annual budget for the District. The budget of the District shall be included in the City's budget as required by law.

(n) The District may establish separate bank accounts in its name and may hold investments and other property of every kind and description in its own name, or funds of the District may be deposited and investments and other property may be held in the name of the City so long as the records of the City disclose that any funds or property of the District held in the name of the City are the funds or property of the District. No creditor of the District shall have any claim against the City or its funds or property for any contractual obligation or debt incurred by the District unless the City, by City ordinance or resolution, has expressly assumed such or obligation, debt. No creditor of the City shall have any claim against the District for any contractual obligation or debt incurred by the City unless the District, by District ordinance or resolution, has expressly assumed such obligation, debt, or liability.

SECTION 4. Public Purposes of District. The public purposes of the District are to provide, or assist in the provision of, public works lying within its territorial limits and to provide, or assist in the provision of, public works lying, in whole or in part, outside of its territorial limits which benefit property lying within its territorial limits. The cost of public works may be paid from Federal, State, County, or City grants, or other District funds, and, to the extent not paid from said sources, from the proceeds of bonds of the District which are authorized, sold and issued as provided in this Charter.

SECTION 5. Definitions:

"Ad valorem tax bonds" means bonds payable from ad valorem taxes of the District.

"Bonds" or "bonds" means ad valorem tax bonds and special assessment bonds.

"Cost," when used with reference to any public works shall include all costs and expenses to be incurred in connection with providing such public works including, but not limited to, the following:

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- (1) The cost of acquisition of any land, improvements to land, structures, buildings, fixtures or any tangible or intangible personal property (including, but not limited to, contract rights) or any interest in any of the foregoing.
- (2) The cost of construction, reconstruction, expansion, alteration, improvement or repair of any structure, building, improvement, or fixture and the cost of fabrication, modification or repair of tangible property, including costs of planning, design, inspection, permitting and other soft costs.
- (3) The cost of demolishing, removing, or relocating any earth, soil, sand, muck, buildings, improvements to land, structures, buildings, fixtures or tangible personal property including the cost of acquiring any lands or interests therein to which the same may be moved or relocated and any costs of disposal of any of the foregoing.
- (4) The cost of financing, including costs of any credit enhancement facility, liquidity facility, interest and taxes (if any) during the estimated construction period and for up to one (1) year thereafter, costs of funding any reserve fund, sinking fund, debt service fund or other fund securing bonds or bond anticipation notes of the District, and issuance expenses including, but not limited to, original issue discount, underwriters' discount, placement agent's fees and expenses, financial advisor's fees and expenses, issuer's counsel's fees and expenses, bond counsel's fees and expenses, and other professional fees and expenses, printing costs, rating agency fees, special bond election costs, bond validation fees and expenses and other fees and costs relating to the authorization, issuance and sale of bonds or bond anticipation notes of the District.
- (5) All other fees, costs and expenses necessary or incident to the providing such public works.
- (6) The reimbursement to any governmental body or person of any costs, fees, or contributions-in-aid-of-construction incurred by such governmental body or persons at any time with respect to such public works or to purchase completed or partially completed public works at their current value.

"Governmental body" shall mean and include the District and any one or more of the following: The United States of America, the State of Florida, Broward County, the City, any district, authority, agency or instrumentality of any of the foregoing or any public entity created by contract or agreement between any two or more of the foregoing.

"Issue," when used with respect to bonds, means all bonds authorized by an ordinance; an "issue" of bonds may be sold and delivered in one or more series.

"Person" shall mean any natural person or legal entity.

"Project" shall mean all public works which are to be acquired, constructed, or otherwise provided pursuant to a resolution of the District which identifies one or more public works as a single public works project.

"Provided," when used with reference to any public works shall include all activities, including, but not limited to, acquisition, construction and equipping, necessary to provide the benefits of such public works to property within the District.

"Public works," shall embrace any one or more of the following: any land, improvements to land, structure, fixture, and tangible personal property of every kind and description and any estate or interest in any of the foregoing which are to be owned by any governmental body and which benefit property within the District.

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"Special assessment bonds" means bonds of the District which are payable from special assessments levied by the District on benefitted property within the District.

SECTION 6. General Powers of the District. The District shall have all of the powers of a body politic and corporate under the laws of the State of Florida and the government of the District shall have all of the powers necessary, incidental or convenient to carry on District government and to serve the public purposes of the District. The enumeration of particular powers herein shall not be deemed exclusive or restrictive, but shall be deemed to incorporate all additional powers which may be necessary, incidental or convenient to implement the exercise of the powers enumerated in furtherance of the public purposes of the District, as herein set forth. To the extent not inconsistent with general or special law, the enumerated powers of the District include the power to:

- (a) Adopt its own rules of procedure, except to the extent procedural rules of the City are specifically required, by this Charter, to be followed by the District, its legislative body and the executive branch of District government;
- (b) Set the time and date of meetings of its legislative body;
- (c) To sue and be sued and to provide for the prosecution and defense of legal causes;
- (d) Purchase or otherwise acquire, construct, reconstruct, establish, improve, extend, enlarge, equip, re-equip, own, maintain, repair, operate, or otherwise provide to take and hold title to public works and other property in its own name or to provide for title thereto to be taken in the name of any governmental body, to convey or transfer or provide for the conveyance or transfer of any public works or any part thereof to any other governmental body, with or without consideration;
- (e) Issue bonds of the District for the purpose of paying costs of public works located within or without the territorial limits of the District, and to issue bond anticipation notes in anticipation of the issuance of bonds, to issue bonds and bond anticipation notes to retire or refund, by current or advance refunding, any such bonds or to pay and retire any bond anticipation notes;
- (f) Enter into agreements with any governmental body or other person for the joint performance or performance by any such governmental body or other person on behalf of any other such governmental body or other person, of any powers, duties or functions which relate to the providing of public works located within or without the territorial limits of the District;
- (g) Levy ad valorem taxes on property within the territorial limits of the District which is subject to taxation, except ad valorem taxes on intangible personal property and taxes prohibited by the Constitution of the State of Florida, without limitation as to rate or amount for the payment of the principal of and interest on the District's ad valorem tax bonds and bond anticipation notes issued in anticipation of the issuance of such ad valorem tax bonds and to pledge such taxes for such purposes as provided in Section 7 hereof.
- (h) To apply for grants and to acquire by grant, gift, devise, purchase, contribution, exchange, or any other manner all property, including real and personal property and tangible and intangible property (including, but not limited to, contracts and leases), or any estate or interest therein, upon such terms and conditions as the District, by resolution, shall fix and determine;
- (i) Convey and to provide for the conveyance of property, or estate or interest therein:

- (A) To any person for such consideration and upon such terms as the District shall, by resolution, find to be proper under the laws of Florida; or
- (B) To any governmental body, with or without consideration, as provided by resolution of the District;
- (j) Obtain the services of financial advisors, engineers, architects, surveyors, underwriters, accountants, legal counsel and other persons, to purchase, sell or lease property and to make and enter into, with or without public bidding, contracts, leases and agreements with respect thereto and to do and to perform all acts and deeds necessary and incidental to the performance of its duties and the exercise of its powers;
- (k) Assume any contractual duties and acquire any contractual rights or benefits of any person who is a party to any contract or lease relating to any public works and to reimburse costs previously incurred by such person under such contract or pay compensation to such person for the value of any benefits inuring to property within the District which are the result of payments made or other duties performed by such person under such contract or lease; and
- (l) Exercise the City's rights (but not to the exclusion of the City) to levy special assessments on benefitted property within the District for public improvements and to issue special assessment bonds, all pursuant to Chapter 170, Florida Statutes. Special assessment bonds shall be authorized by ordinance and issued and sold by resolution in the same manner as ad valorem tax bonds, provided that no election shall be required unless the bonds are also ad valorem tax bonds.

SECTION 7. Issuance of Bonds.

(a) The District is authorized to issue its ad valorem tax bonds to pay all or any part of the cost of public works located or to be located within or without the District which benefit property within the District and issue special assessment bonds pursuant to Chapter 170, Florida Statutes. The bonds of each issue shall bear interest at such rate or rates (which may be floating, variable, or adjustable rates), not to exceed the maximum rate of interest allowed by law, shall mature at such time or times, not exceeding the maximum maturity set forth in (g), below, and may be redeemable or subject to purchase before maturity by mandatory redemption or mandatory procedure, or upon stated conditions or at the option of the District or option of the holder thereof, at such prices, at such times and in such manner as may be established by the District. The District shall determine the form of the bonds, which may be, but not be limited to, coupon bonds, coupon bonds registrable as to principal or as to principal and interest, fully registered bonds, or book entry bonds, fixed interest bonds, floating, variable, or adjustable rate bonds, multimodal bonds, commercial paper, capital appreciation bonds, or any other form or mode of bonds. The bonds may be made payable in legal tender of the United States, in foreign currency or Eurodollars or Petrodollars or any other medium of exchange not prohibited by law.

(b) The District may provide for one or more credit enhancement facilities for any such bonds including, but not limited to, municipal bond insurance, a reserve fund surety bond, or a letter of credit, and may provide for one or more liquidity facilities to provide for the purchase and remarketing of such bonds including, but not limited to, a letter of credit, a standby bond purchase agreement or remarketing agreement, so long as the District, by resolution, finds that (i) the cost thereof to the District (other than costs paid out of bond proceeds) including any fees which may be payable by the District to such providers of credit enhancement or liquidity facility, or both, if treated as additional interest on the bonds, shall not cause interest rate paid on the bonds to exceed the voter approved rate ("voter approved rate" shall mean the lesser of the maximum interest rate allowed by law or the maximum rate of interest approved by the electors, as herein provided) and (ii) find that any interest payable by the District with respect to advances made to the District, or to any trustee or paying agent

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for the Bonds, for the payment of principal, interest, redemption price or purchase price of the Bonds, shall not exceed the voter approved rate. The "interest" on any bonds payable from ad valorem taxes, for purposes of determining the amount of any ad valorem tax levy, and the "interest" on any special assessment bonds, for purposes of calculating the interest on the special assessments, shall include such costs and any interest on such advances and the "principal" of bonds for such purposes shall include amounts required to reimburse such advances.

(c) The bonds may be sold at public or private sale as provided by general law. In the sale and issuance of the bonds, the District shall comply with general law.

(d) The District may appoint a bank or trust company within or without the State of Florida as trustee or escrow agent or paying agent for the bonds, for the proceeds thereof, and for ad valorem tax revenues and other funds, including interest and profits earned upon the investment of said moneys. The District may appoint a registrar or authenticating agent, or both, for the bonds.

(e) The bonds issued by the District shall be executed by the Executive Director or any Member of the Board and shall be attested by the Clerk or any Deputy Clerk of the District or any Member of the Board. Such executions and attestations may be by manual or facsimile signature. Coupons, if any, on the bonds shall be likewise executed. If both such signatures on any bond are facsimiles, then the manual signature of the authenticating agent or duly authorized signatory of any corporate authenticating agent shall be required on such bond (but not on any coupons) before such bond, and any coupons appurtenant thereto, shall be valid, binding and enforceable. In case any official whose signature or facsimile of whose signature shall appear upon any bond or coupon shall cease to be such official before delivery of such bonds, such signature or facsimile shall nevertheless be valid and sufficient for all purposes.

(f) All bonds issued under the provisions of this Charter shall have and are hereby declared to have all the qualities and incidents of negotiable instruments under the laws of the State of Florida.

(g) Prior to the sale and issuance of any issue of bonds or series of bonds of such issue, the District shall enact an ordinance which shall authorize the issuance of such issue of bonds which shall:

- (1) Specify the maximum aggregate principal amount of bonds of such issue (which may be issued in one or more series); for purposes hereof, the "principal amount" shall mean, in the case of capital appreciation bonds or similar deep discount bonds which provide for any interest to be added to principal rather than being paid currently, the original principal amount thereof at the time of issuance rather than the accreted value thereof at maturity or other time subsequent to issuance;
- (2) Specify the maximum rate of interest which may be paid on any of the bonds of such issue (which may be stated to be the maximum rate of interest allowed by law);
- (3) Specify the maximum maturity any bond of such issue may have; an ad valorem tax bond may have a maximum maturity not to exceed forty (40) years from the date such bond is originally issued, or more than forty-five (45) years from the date the issue of bonds is authorized by such ordinance, as hereinafter provided; the maximum maturity of any special assessment bond shall be established with reference to the requirements of Chapter 170, Florida Statutes;
- (4) Specify, if the bonds are being issued to pay the cost of any public works, the general nature of the public works, the cost of which are to be paid, in whole or in part, with proceeds of the bonds of such issue (which may be stated in general terms or may refer to plans, specifications, permits, or other documents containing such descriptive information which are on file with the District, the City, Broward County or the State);

- (5) Specify, if the bonds are being issued to refund any bonds, the bonds to be refunded; and
- (6) Specify whether the bonds are payable from ad valorem taxes; or special assessments or from both such sources.

If the bonds and debt service thereon are payable from ad valorem taxes, the ordinance shall provide for an election on the proposition for the issuance of such bonds at which all qualified electors of the District, whether or not freeholders, shall be entitled to participate in accordance with general law, provided, however, that no election shall be required if the bonds to be authorized are refunding bonds and no election thereon is required by the Constitution of the State of Florida. No election shall be required if the bonds are special assessment bonds, unless ad valorem taxes are also pledged as a source of payment therefor. The costs of holding such election shall be borne by the District and, if the bonds are issued, shall constitute an issuance cost.

(h) No bonds of any issue shall be issued hereunder unless either:

- (1) the issue of bonds has been approved by a majority of the votes cast in the election by the qualified electors of the District who participated in such election by voting on the proposition for the issuance of bonds of such issue; or
- (2) The bonds are refunding bonds or special assessment bonds for which no vote of the electors is required by the Constitution of the State of Florida.

(i) An issue of bonds which has been authorized by ordinance and, if required hereby, approved by the electors, may thereafter be issued and sold in one or more series from time to time by resolution, but no series of such bonds shall be initially issued more than six (6) years after the date the ordinance authorizing the same became effective, provided that this six (6) year limit shall not apply to rollovers of bonds of any series which are issued in the form of commercial paper (as permitted by (o), below) if the initial issue of the bonds of such series was within the six (6) year period. Provided, further, that if bond anticipation notes are issued during such six (6) year period which mature after the expiration of such six (6) year period, bonds to retire those notes may be issued at or prior to the maturity of such notes. Within such six (6) year period, the issuance of bonds in an amount less than the full amount authorized shall not be deemed to terminate the authority to issue bonds up to the full amount authorized, unless the District, by resolution, expressly terminates the authorization for the unissued amount. The terms and details of the bonds of each series shall, within the limitations set forth herein and in the authorizing ordinance, be established by resolution or resolutions supplemental to the authorizing ordinance and bonds of each series shall be sold pursuant to a resolution supplemental to such ordinance which may be, but need not be, the same resolution as that establishing the terms and details of the bonds.

(j) When any issue of bonds has been authorized as herein provided, the District, in anticipation of the issuance of any series of such bonds, may, by resolution supplemental to the authorizing ordinance for the bonds, issue bond anticipation notes in accordance with general law. Such bond anticipation notes shall bear interest at a rate no higher than the rate authorized for the bonds. Bond anticipation notes may have any terms the bonds may have (subject to the provisions of general law) and shall be executed in the same manner as bonds.

(k) The principal of each bond issued under this Charter, the interest thereon, the redemption price thereof and the purchase price thereof, if purchased by the District or pursuant to any credit enhancement facility or liquidity facility, including fees, reimbursement of advance and interest or advances payable to any person providing any credit enhancement facility or liquidity which are deemed hereunder to be bond principal and interest and any deposits required to be made to any debt service fund, sinking fund, reserve fund or other fund for the payment of any of the foregoing is herein called "debt service". The debt service on ad valorem tax bonds shall be payable from and secured by ad valorem tax revenues derived from the levy of ad valorem taxes by the District for the payment of ad valorem tax bonds issued

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hereunder. The debt service on any special assessment bonds shall be payable from special assessments as provided in Chapter 170, Florida Statutes. Debt service on bonds may also be payable from and secured by (i) any proceeds of the bonds of such issue or of the series of bonds of which such bond was a part (and interest income earned thereon), (ii) any interest income earned on amounts on deposit in any debt service fund, sinking fund, reserve fund, or other fund established by the District as security for the bonds of such issue or for the bonds of such series, (iii) advances made under any credit enhancement facility or liquidity facility for the bonds of such issue or for the bonds of such series, and (iv) any other source of payment, including but not limited to special assessments, expressly pledged for the payment of the bonds of such issue or the bonds of such series. All ad valorem tax bonds issued under this Charter shall be secured equally and ratably by the ad valorem taxes of the District levied for the payment of all bonds issued by the District. The District may provide, by resolution, for all ad valorem tax bonds of an issue (and bond anticipation notes issued in anticipation of the issuance of such bonds) to be secured on a parity basis by one or more of the sources described in clauses (i) through (iv), above, or may cause each series of ad valorem tax bonds of an issue (and bond anticipation notes issued in anticipation of the issuance of such bonds) to be secured separately by one or more of the sources described in clauses (i) through (iv), above.

(l) So long as any ad valorem tax bonds or bond anticipation notes issued in anticipation of the issuance of ad valorem tax bonds have been issued and have not been paid (or defeased pursuant to the provisions of the resolution providing for their terms), the District shall levy ad valorem taxes on all taxable property located within the territorial limits of the District, without limitation as to rate and amount, in an aggregate amount which shall be sufficient (taking into account the tax collection delinquency experience of the tax collector, any early payment discounts available to taxpayers and amounts, other than current ad valorem taxes which will be available for the payment of debt service and which have been appropriated for the payment of debt service) to pay debt service on ad valorem tax bonds and shall appropriate all such ad valorem taxes for the payment of debt service thereon. The obligation to levy and appropriate such taxes shall be unconditional and irrevocable. As provided by Section 200.066, Florida Statutes, such taxes may be imposed no earlier than January 1, 1989.

(m) Bonds, issued as provided herein, shall identify, in the text thereof, the sources pledged for the payment thereof.

(n) Bonds issued by the District shall be payable solely from the sources identified as the source of payment. The District may pledge the sources herein specified but may not pledge any of the City's separate revenues on taxes. Nothing herein shall prohibit the City, by City ordinance, from expressly pledging its faith and credit, taxing power or specific revenues or property as a source of payment or security for bonds of the District, subject to any limitations contained in the Constitution of the State of Florida, general or special law, or the City's charter.

(o) The bonds authorized by an authorizing ordinance of the District, or any series of such bonds, may, by supplemental resolution, be issued in the form of commercial paper pursuant to a commercial paper program under which the bonds (which may be designated "notes") shall have maturities of not to exceed 365 days (or 366 days if during the term of any bond there is a February 29th) and which are to be retired and cancelled at maturity with, in some instances, the immediate issuance and sale of a new bond or bonds in the same aggregate principal amount (commonly called a "rollover" of such commercial paper). Such a rollover shall not be deemed to be the issuance of new bonds for purposes of authorized limitation on the aggregate principal amount of bonds which may be issued under the authorizing ordinance, but shall, for purposes of that limitation, be deemed to be the continuance of the same debt as was represented by the bonds which were retired and "rolled over" by the sale and issuance of new bond instruments. In the case of bonds issued in a commercial paper program; (i) the maximum maturity limitation on bonds hereunder (and under the authorizing ordinance under which the same are issued) shall constitute a limitation on the final maturity of bonds issued in such rollovers; (ii) the bonds may be issued in rollovers after the expiration of the six (6) year period described in paragraph (i), above if commercial paper program bonds of such series were initially issued within that six (6) year period; and (iii) the interest rate limitation contained in the

authorizing ordinance shall apply to the bonds when initially issued and to any rollovers thereof, and the applicable maximum rate of interest allowed by law shall be determined as of the date of sale of each particular bond, whether sold upon the initial issuance of bonds under the commercial paper program or upon sale of a bond in a rollover.

(p) In the case of any bond which is issued as a variable rate demand bond or as a multimodal bond and which is subject to purchase and remarketing (whether at a specified time or under specified circumstances, or at the option of the District or at the option of the holder of such bond), the purchase of said bond by the District, or by any other person pursuant to any credit enhancement facility or liquidity facility pursuant to contract with the District, shall not constitute a retirement of the debt evidenced by such bond and the remarketing or resale of such bond shall not constitute the issuance of a new debt for the purpose of the limitation on the aggregate principal amount of bonds which may be issued under the authorizing ordinance. If any bonds are issued as variable rate or multimodal bonds, changes in the interest rate or interest mode made pursuant to the terms of the bonds or applicable resolution shall not be deemed to constitute the cancellation of debt and the issuance of new debt for purposes of the limitation on the aggregate principal amount of bonds which may be issued under any authorizing ordinance. In the case of any series of variable rate or multimodal bonds, the maximum interest rate limitation shall apply to the bonds of such series when initially issued and to the bonds of such series at the time of each change the interest rate or interest mode and the maximum rate of interest allowed by law shall be determined as of the date of each interest rate or interest mode change, except as otherwise provided by the Florida Statutes or rules of the State Department of Administration promulgated pursuant to the Florida Statutes.

**SECTION 8. Amendment, Merger and Termination.**

(a) Amendment. This Charter may be amended by ordinance of the City provided that no amendment shall impair any obligations of the District.

(b) Merger. The District may be merged with another local governmental body as permitted by the laws of the State of Florida.

(c) Termination. The District may be terminated and dissolved by ordinance of the City. Upon such termination and dissolution, the assets and property of the District shall be transferred to the City and the debts, obligations and liabilities of the District shall be assumed by the City.

**SECTION 9. Liberal Construction.** This Charter and the purposes herein stated shall be liberally construed. The powers herein granted shall be liberally construed to effect the purposes stated herein; the powers granted to the District herein shall be deemed to be granted in addition to, and not in derogation of, other powers which may be provided by law for the same or similar purposes. Any fair, reasonable substantial doubt concerning the existence of a power is to be resolved by the courts in favor of the District's possession of such power if such power could lawfully have been granted to the District by this Charter.

**SECTION 10. Governing Law.** This Charter and the bonds and the ordinances and resolutions under which bonds are issued shall be deemed to be contracts made under the laws of the State and for all purposes shall be governed by and construed in accordance with the laws of the State. Any contract for credit enhancement facilities, liquidity facilities and other contract of the District shall be governed by the provisions of law specified in such contract, or if such contract is silent as to governing law, the governing law shall be determined under applicable principles of conflict of laws.

**SECTION 11. Severability.** In case any section or provision of this Charter is held to be illegal or invalid for any reason, or is inoperable at any time, that illegality, invalidity or inoperability shall not affect the remainder thereof or any other section or provision of this Charter, all of which shall be construed and enforced at the time as if the illegal, invalid or inoperable portion were not contained therein. Any illegality, invalidity or inoperability shall not affect any legal, valid and operable section or

C88246  
O.M.  
323  
688-246  
Ord. 755-X

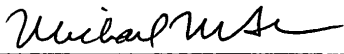
provision, all of which shall be deemed to be effective and operative to the full extent permitted by law from time to time.

SECTION 12. Conflicts. All ordinances and resolutions or parts thereof in conflict herewith are to the extent of such conflict superseded and repealed.

SECTION 13. Effective Date. This ordinance shall be effective immediately upon its execution by the Mayor (or Acting Mayor) which shall be the date of its passage and adoption by the City Council on second reading unless otherwise indicated in writing hereon above the Mayor's (or Acting Mayor's) signature, or on the eleventh (11th) day after the date of passage or adoption by the City Council on second reading if not then signed or vetoed by the Mayor (or Acting Mayor), which shall be certified hereon by the City Clerk.

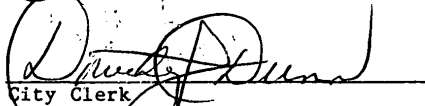
PASSED AND ADOPTED upon this first reading this 24th day of May, 1988.

PASSED AND ADOPTED upon this second reading this 7th day of June, 1988.

  
Michael M. Stern, President  
City Council

  
Mayor John E. Rodstrom, Jr.

Authentication:

  
City Clerk

FIRST READING

SECOND READING

MOTION: WISHNER

MOTION: EFFMAN

SECOND: FEREN

SECOND: FEREN

EFFMAN: YEA

EFFMAN: YEA

FEREN: YEA

FEREN: YEA

PEARL: OFF DAIS

PEARL: YEA

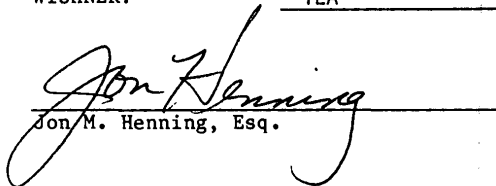
STERN: YEA

STERN: YEA

WISHNER: ABSENT

WISHNER: YEA

Approved by the City Attorney  
as to Form and Legal Sufficiency.

  
Jon M. Henning, Esq.

C88246  
ORD. 273 C88-246  
Ord. 755-X

EXHIBIT 1

DESCRIPTION: PARCEL A

A PORTION OF "CHAMBERS LAND COMPANY'S SUBDIVISION" OF SECTION 26, TOWNSHIP 49 SOUTH, RANGE 40 EAST, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 1, PAGE 5A OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, TOGETHER WITH A PORTION OF "FLORIDA FRUIT LANDS COMPANY'S SUBDIVISION NO. 1", OF SECTION 35, TOWNSHIP 49 SOUTH, RANGE 40 EAST, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, PAGE 17 OF THE PUBLIC RECORDS OF DADE COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHEAST CORNER OF SAID SECTION 26; THENCE, NORTH 00° 40' 40" WEST ALONG THE EAST LINE OF SAID SECTION 26, A DISTANCE OF 86.05 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF SUNRISE BOULEVARD AS DESCRIBED IN OFFICIAL RECORDS BOOK 9949, PAGE 970 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA; THENCE, ALONG SAID RIGHT-OF-WAY LINE, SOUTH 89° 19' 20" WEST, 10.00 FEET TO THE POINT OF BEGINNING; THENCE, ALONG SAID NORTH RIGHT-OF-WAY LINE THE FOLLOWING SIX COURSES AND DISTANCES, SOUTH 89° 19' 20" WEST, 90.00 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE TO THE NORTHWEST (RADIAL LINE TO SAID POINT BEARS NORTH 89° 19' 20" EAST); THENCE, SOUTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 25.00 FEET, A CENTRAL ANGLE OF 90° 28' 55", AN ARC DISTANCE OF 39.48 FEET; THENCE, TANGENT TO SAID CURVE SOUTH 89° 48' 12" WEST, 499.29 FEET TO A POINT ON THE ARC OF A TANGENT CURVE CONCAVE TO THE SOUTHEAST; THENCE, SOUTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 2351.83 FEET, A CENTRAL ANGLE OF 26° 15' 58", AN ARC DISTANCE OF 1078.15 FEET TO A POINT OF REVERSE CURVATURE; THENCE, SOUTHWESTERLY, WESTERLY AND NORTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 2231.83 FEET, A CENTRAL ANGLE OF 52° 32' 02", AN ARC DISTANCE OF 2046.34 FEET TO A POINT OF REVERSE CURVATURE; THENCE, NORTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 2351.83 FEET, A CENTRAL ANGLE OF 05° 38' 27", AN ARC DISTANCE OF 231.54 FEET; THENCE, NORTH 20° 25' 49" EAST, 625.78 FEET; THENCE, NORTH 78° 55' 59" WEST, 49.89 FEET TO A POINT ON THE ARC OF A TANGENT CURVE CONCAVE TO THE NORTHEAST; THENCE, NORTHWESTERLY ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 773.00 FEET, A CENTRAL ANGLE OF 59° 52' 40", AN ARC DISTANCE OF 807.83 FEET TO A POINT OF COMPOUND CURVATURE; THENCE, NORTHERLY AND NORTHEASTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 923.00 FEET, A CENTRAL ANGLE OF 69° 14' 51", AN ARC DISTANCE OF 1115.54 FEET TO A POINT OF COMPOUND CURVATURE; THENCE, NORTHEASTERLY ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 1833.00 FEET, A CENTRAL ANGLE OF 10° 38' 51", AN ARC DISTANCE OF 340.63 FEET; THENCE, TANGENT TO SAID CURVE NORTH 60° 50' 22" EAST, 167.72 FEET TO A POINT ON THE ARC OF A TANGENT CURVE CONCAVE TO THE NORTHWEST; THENCE, NORTHEASTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 3227.00 FEET, A CENTRAL ANGLE OF 01° 29' 25", AN ARC DISTANCE OF 83.93 FEET; THENCE, NORTH 26° 45' 43" WEST, 1120.26 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE TO THE SOUTHEAST (RADIAL LINE TO SAID POINT BEARS NORTH 26° 45' 43" WEST); THENCE, NORTHEASTERLY ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 2350.00 FEET, A CENTRAL ANGLE OF 06° 54' 32", AN ARC DISTANCE OF 283.37 FEET TO A POINT OF REVERSE CURVATURE; THENCE, NORTHEASTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 2350.00 FEET, A CENTRAL ANGLE OF 36° 08' 10", AN ARC DISTANCE OF 1482.13 FEET; THENCE, TANGENT TO SAID CURVE NORTH 34° 00' 40" EAST, 45.76 FEET TO A POINT ON THE ARC OF A TANGENT CURVE CONCAVE TO THE SOUTHEAST; THENCE, NORTHEASTERLY ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 2350.00 FEET, A CENTRAL ANGLE OF 57° 18' 34", AN ARC DISTANCE OF 2350.56 FEET TO A POINT ON A LINE PARALLEL WITH AND 45.00 FEET SOUTH OF THE NORTH LINE OF THE NORTHEAST QUARTER (NE 1/4) OF SAID SECTION 26; THENCE, TANGENT TO SAID CURVE, ALONG SAID PARALLEL LINE, SOUTH 88° 40' 46" EAST, 478.45 FEET TO A POINT ON A LINE 10.00 FEET WEST OF AND PARALLEL WITH THE EAST LINE OF THE NORTHEAST QUARTER (NE 1/4) OF SAID SECTION 26; THENCE, ALONG SAID PARALLEL LINE SOUTH 00° 39' 56" EAST, 2674.52 FEET TO A POINT ON A LINE 10.00 FEET WEST OF AND PARALLEL WITH THE EAST LINE OF THE SOUTHEAST QUARTER (SE 1/4) OF SAID SECTION 26; THENCE, ALONG SAID PARALLEL LINE SOUTH 00° 40' 40" EAST, 2634.74 FEET TO THE POINT OF BEGINNING.

SAID LANDS LYING IN THE CITY OF SUNRISE, BROWARD COUNTY, FLORIDA AND CONTAINING 433.125 ACRES, MORE OR LESS.

S-9 SAVNA/DSCR-2

ORD 273

C88246

~~Ord 755-X~~

DESCRIPTION: ACCESS PARCEL ONE

A PORTION OF "CHAMBERS LAND COMPANY'S SUBDIVISION" OF SECTION 26, TOWNSHIP 49 SOUTH, RANGE 40 EAST, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 1, PAGE 5A OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, TOGETHER WITH A PORTION OF "FLORIDA FRUIT LANDS COMPANY'S SUBDIVISION NO. 1", OF SECTION 35, TOWNSHIP 49 SOUTH, RANGE 40 EAST, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, PAGE 17 OF THE PUBLIC RECORDS OF DADE COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHEAST CORNER OF SAID SECTION 26; THENCE, NORTH 00° 40' 40" WEST ALONG THE EAST LINE OF SAID SECTION 26, A DISTANCE OF 86.05 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF SUNRISE BOULEVARD AS DESCRIBED IN OFFICIAL RECORDS BOOK 9949, PAGE 970 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA; THENCE, ALONG SAID NORTH RIGHT-OF-WAY LINE THE FOLLOWING SEVEN COURSES AND DISTANCES, SOUTH 89° 19' 20" WEST, 100.00 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE TO THE NORTHWEST (RADIAL LINE TO SAID POINT BEARS NORTH 89° 19' 20" EAST); THENCE, SOUTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 25.00 FEET, A CENTRAL ANGLE OF 90° 28' 55", AN ARC DISTANCE OF 39.48 FEET; THENCE, TANGENT TO SAID CURVE SOUTH 89° 48' 12" WEST, 499.29 FEET TO A POINT ON THE ARC OF A TANGENT CURVE CONCAVE TO THE SOUTHEAST; THENCE, SOUTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 2351.83 FEET, A CENTRAL ANGLE OF 26° 15' 58", AN ARC DISTANCE OF 1078.15 FEET TO A POINT OF REVERSE CURVATURE; THENCE, SOUTHWESTERLY, WESTERLY AND NORTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 2231.83 FEET, A CENTRAL ANGLE OF 52° 32' 02", AN ARC DISTANCE OF 2046.34 FEET TO A POINT OF REVERSE CURVATURE; THENCE, NORTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 2351.83 FEET, A CENTRAL ANGLE OF 05° 38' 27", AN ARC DISTANCE OF 231.54 FEET TO THE POINT OF BEGINNING; THENCE, CONTINUE NORTHWESTERLY ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 2351.83 FEET, A CENTRAL ANGLE OF 01° 55' 15", AN ARC DISTANCE OF 78.84 FEET; THENCE, NORTH 64° 28' 11" EAST, 48.66 FEET; THENCE, NORTH 20° 25' 49" EAST, 512.10 FEET; THENCE, NORTH 27° 48' 58" WEST, 52.22 FEET, TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE TO THE NORTHEAST, (RADIAL LINE TO SAID POINT BEARS SOUTH 13° 56' 15" WEST); THENCE, SOUTHEASTERLY, ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 805.00 FEET, A CENTRAL ANGLE OF 02° 52' 15", AN ARC DISTANCE OF 40.33 FEET; THENCE, SOUTH 78° 55' 59" EAST, 44.61 FEET; THENCE, SOUTH 20° 25' 49" WEST, 593.35 FEET TO THE POINT OF BEGINNING.

SAID LANDS LYING IN THE CITY OF SUNRISE, BROWARD COUNTY, FLORIDA AND CONTAINING 0.640 ACRES, MORE OR LESS.

S-10 SAVNA/DSCR-3

ORD. 373  
C88246  
~~Ord 755-X~~

DESCRIPTION: ACCESS PARCEL TWO

A PORTION OF "CHAMBERS LAND COMPANY'S SUBDIVISION" OF SECTION 26, TOWNSHIP 49 SOUTH, RANGE 40 EAST, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 1, PAGE 5A OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHEAST CORNER OF SAID SECTION 26; THENCE, NORTH 00° 40' 40" WEST ALONG THE EAST LINE OF SAID SECTION 26, A DISTANCE OF 86.05 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF SUNRISE BOULEVARD AS DESCRIBED IN OFFICIAL RECORDS BOOK 9949, PAGE 970 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA; THENCE, ALONG SAID NORTH RIGHT-OF-WAY LINE THE FOLLOWING SIX COURSES AND DISTANCES, SOUTH 89° 19' 20" WEST, 100.00 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE TO THE NORTHWEST (RADIAL LINE TO SAID POINT BEARS NORTH 89° 19' 20" EAST); THENCE, SOUTHWESTERLY, ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 25.00 FEET, A CENTRAL ANGLE OF 90° 28' 55", AN ARC DISTANCE OF 39.48 FEET; THENCE, TANGENT TO SAID CURVE SOUTH 89° 48' 12" WEST, 499.29 FEET TO A POINT ON THE ARC OF A TANGENT CURVE CONCAVE TO THE SOUTHEAST; THENCE, SOUTHWESTERLY, ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 2351.83 FEET, A CENTRAL ANGLE OF 26° 15' 58", AN ARC DISTANCE OF 1078.15 FEET TO A POINT OF REVERSE CURVATURE; THENCE, SOUTHWESTERLY, WESTERLY AND NORTHWESTERLY, ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 2231.83 FEET, A CENTRAL ANGLE OF 52° 32' 02", AN ARC DISTANCE OF 2046.34 FEET TO A POINT OF REVERSE CURVATURE; THENCE, NORTHWESTERLY, ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 2351.83 FEET, A CENTRAL ANGLE OF 07° 33' 42", AN ARC DISTANCE OF 310.38 FEET; THENCE, NORTH 64° 28' 11" EAST, 48.66 FEET; THENCE, NORTH 20° 25' 49" EAST, 512.10 FEET; THENCE, NORTH 27° 48' 58" WEST, 52.22 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE TO THE NORTHEAST (RADIAL LINE TO SAID POINT BEARS SOUTH 13° 56' 15" WEST); THENCE, NORTHWESTERLY ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 805.00 FEET, A CENTRAL ANGLE OF 57° 00' 25", AN ARC DISTANCE OF 800.94 FEET TO A POINT OF COMPOUND CURVATURE; THENCE, NORTHERLY AND NORTHEASTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 955.00 FEET, A CENTRAL ANGLE OF 51° 06' 20", AN ARC DISTANCE OF 851.82 FEET TO THE POINT OF BEGINNING; THENCE, NORTH 15° 01' 56" WEST, 51.26 FEET; THENCE, NORTH 62° 06' 52" WEST, 823.42 FEET; THENCE, SOUTH 71° 52' 08" WEST, 50.37 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE TO THE SOUTHEAST (RADIAL LINE TO SAID POINT BEARS NORTH 64° 08' 52" WEST); THENCE, NORTHEASTERLY, ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 2290.00 FEET, A CENTRAL ANGLE OF 04° 03' 58", AN ARC DISTANCE OF 162.52 FEET; THENCE, SOUTH 16° 05' 53" EAST, 50.37 FEET; THENCE, SOUTH 62° 06' 52" EAST, 848.35 FEET; THENCE, NORTH 79° 39' 32" EAST, 43.31 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE TO THE SOUTHEAST (RADIAL LINE TO SAID POINT BEARS NORTH 48° 34' 04" WEST); THENCE, SOUTHWESTERLY, ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 955.00 FEET, A CENTRAL ANGLE OF 09° 22' 56", AN ARC DISTANCE OF 156.38 FEET TO THE POINT OF BEGINNING.

SAID LANDS LYING IN THE CITY OF SUNRISE, BROWARD COUNTY, FLORIDA AND CONTAINING 1.924 ACRES, MORE OR LESS.

S-10 ACCESS2

DESCRIPTION: ACCESS PARCEL 3

A PORTION OF "CHAMBERS LAND COMPANY'S SUBDIVISION" OF SECTION 26, TOWNSHIP 49 SOUTH, RANGE 40 EAST, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 1, PAGE 5A OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHEAST CORNER OF SAID SECTION 26; THENCE, NORTH 00° 40' 40" WEST ALONG THE EAST LINE OF SAID SECTION 26, A DISTANCE OF 86.05 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF SUNRISE BOULEVARD AS DESCRIBED IN OFFICIAL RECORDS BOOK 9949, PAGE 970 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA; THENCE, ALONG SAID NORTH RIGHT-OF-WAY LINE THE FOLLOWING SIX COURSES AND DISTANCES, SOUTH 89° 19' 20" WEST, 100.00 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE TO THE NORTHWEST (RADIAL LINE TO SAID POINT BEARS NORTH 89° 19' 20" EAST); THENCE, SOUTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 25.00 FEET, A CENTRAL ANGLE OF 90° 28' 55", AN ARC DISTANCE OF 39.48 FEET; THENCE, TANGENT TO SAID CURVE SOUTH 89° 48' 12" WEST, 499.29 FEET TO A POINT ON THE ARC OF A TANGENT CURVE CONCAVE TO THE SOUTHEAST; THENCE, SOUTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 2351.83 FEET, A CENTRAL ANGLE OF 26° 15' 58", AN ARC DISTANCE OF 1078.15 FEET TO A POINT OF REVERSE CURVATURE; THENCE, SOUTHWESTERLY, WESTERLY AND NORTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 2231.83 FEET, A CENTRAL ANGLE OF 52° 32' 02", AN ARC DISTANCE OF 2046.34 FEET TO A POINT OF REVERSE CURVATURE; THENCE, NORTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 2351.83 FEET, A CENTRAL ANGLE OF 07° 33' 42", AN ARC DISTANCE OF 310.38 FEET; THENCE, NORTH 64° 28' 11" EAST, 48.66 FEET; THENCE, NORTH 20° 25' 49" EAST, 512.10 FEET; THENCE, NORTH 27° 48' 58" WEST, 52.22 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE TO THE NORTHEAST (RADIAL LINE TO SAID POINT BEARS SOUTH 13° 56' 15" WEST); THENCE, NORTHWESTERLY ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 805.00 FEET, A CENTRAL ANGLE OF 57° 00' 25", AN ARC DISTANCE OF 800.94 FEET TO A POINT OF COMPOUND CURVATURE; THENCE, NORTHERLY AND NORTHEASTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 955.00 FEET, A CENTRAL ANGLE OF 69° 14' 51", AN ARC DISTANCE OF 1154.21 FEET TO A POINT OF COMPOUND CURVATURE; THENCE, NORTHEASTERLY ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 1865.00 FEET, A CENTRAL ANGLE OF 10° 38' 51", AN ARC DISTANCE OF 346.58 FEET; THENCE, TANGENT TO SAID CURVE NORTH 60° 50' 22" EAST, 167.72 FEET TO A POINT ON THE ARC OF A TANGENT CURVE CONCAVE TO THE NORTHWEST; THENCE, NORTHEASTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 3195.00 FEET, A CENTRAL ANGLE OF 00° 07' 12", AN ARC DISTANCE OF 6.68 FEET TO THE POINT OF BEGINNING; THENCE, NORTH 16° 58' 44" EAST, 48.40 FEET; THENCE, NORTH 26° 45' 43" WEST, 961.22 FEET; THENCE, NORTH 72° 46' 42" WEST, 50.37 FEET; THENCE, NORTH 28° 47' 42" WEST, 60.00 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE TO THE SOUTHEAST (RADIAL LINE TO SAID POINT BEARS NORTH 28° 47' 42" WEST); THENCE, NORTHEASTERLY ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 2350.00 FEET, A CENTRAL ANGLE OF 02° 01' 59", AN ARC DISTANCE OF 83.39 FEET; THENCE, SOUTH 26° 45' 43" EAST, 1088.18 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE TO THE NORTHWEST (RADIAL LINE TO SAID POINT BEARS SOUTH 30° 41' 23" EAST); THENCE, SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 3195.00 FEET; A CENTRAL ANGLE OF 01° 24' 34", AN ARC DISTANCE OF 78.59 FEET TO THE POINT OF BEGINNING.

SAID LANDS LYING IN THE CITY OF SUNRISE, BROWARD COUNTY, FLORIDA AND CONTAINING 1.205 ACRES, MORE OR LESS.

S-10 SAVNA/DES/P3

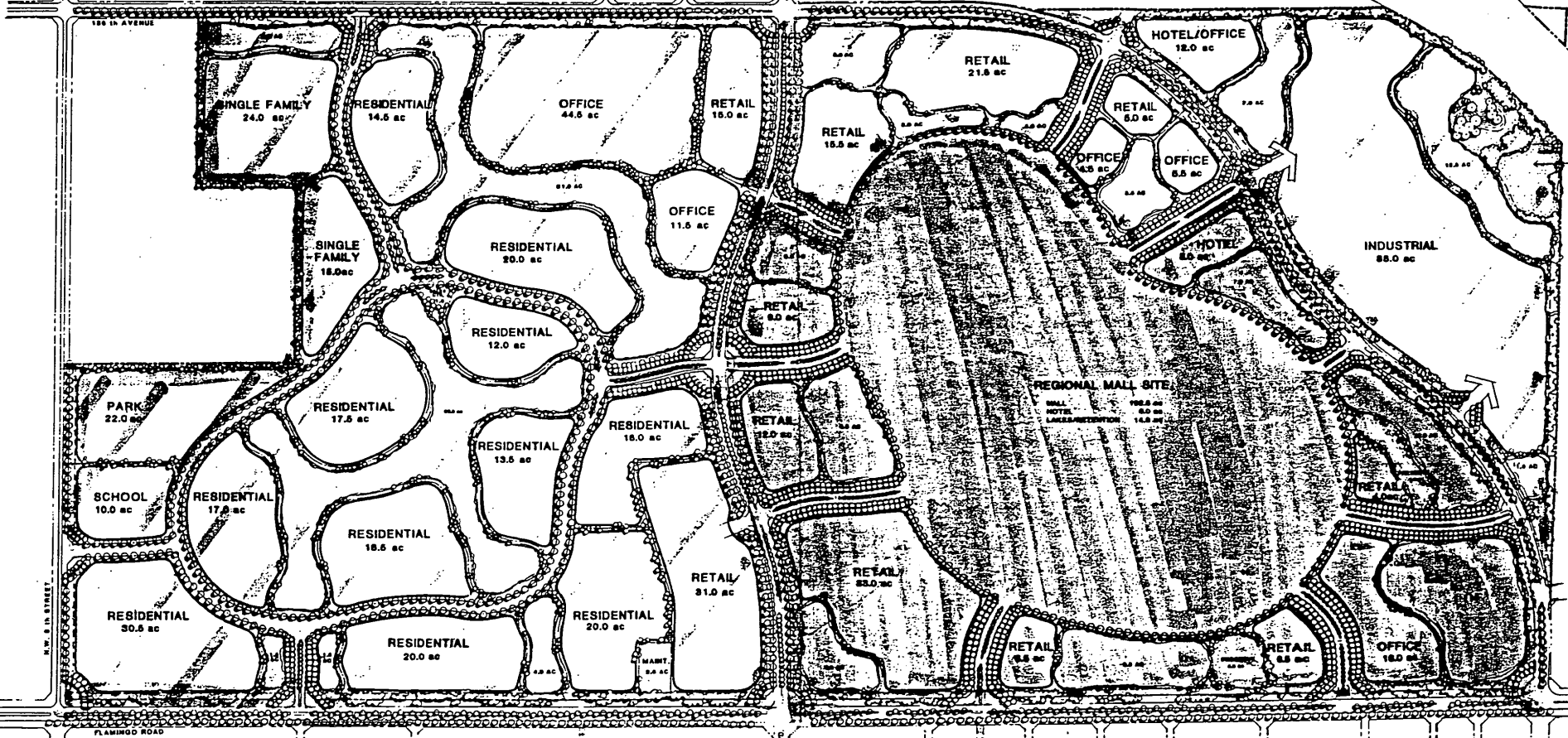
DESCRIPTION: ACCESS PARCEL 4  
A PORTION OF "CHAMBERS LAND COMPANY'S SUBDIVISION" OF SECTION 26, TOWNSHIP  
4<sup>th</sup> SOUTH, RANGE 40 EAST, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT  
BOOK 1, PAGE 5A OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, MORE PAR-  
TICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHEAST CORNER OF SAID SECTION 26; THENCE, NORTH 00° 40'  
40" WEST ALONG THE EAST LINE OF SAID SECTION 26, A DISTANCE OF 86.05 FEET TO  
A POINT ON THE NORTH RIGHT-OF-WAY LINE OF SUNRISE BOULEVARD AS DESCRIBED IN  
OFFICIAL RECORDS BOOK 9949, PAGE 970 OF THE PUBLIC RECORDS OF BROWARD  
COUNTY, FLORIDA; THENCE, ALONG SAID NORTH RIGHT-OF-WAY LINE THE FOLLOWING  
SIX COURSES AND DISTANCES, SOUTH 89° 19' 20" WEST, 100.00 FEET TO A POINT ON  
THE ARC OF A NON-TANGENT CURVE CONCAVE TO THE NORTHWEST (RADIAL LINE TO SAID  
POINT BEARS NORTH 89° 19' 20" EAST); THENCE, SOUTHWESTERLY ALONG THE ARC OF  
SAID CURVE HAVING A RADIUS OF 25.00 FEET, A CENTRAL ANGLE OF 90° 28' 55", AN  
ARC DISTANCE OF 39.48 FEET; THENCE, TANGENT TO SAID CURVE SOUTH 89° 48' 12"  
WEST, 499.29 FEET TO A POINT ON THE ARC OF A TANGENT CURVE CONCAVE TO THE  
SOUTHEAST; THENCE, SOUTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS  
OF 2351.83 FEET, A CENTRAL ANGLE OF 26° 15' 58", AN ARC DISTANCE OF 1078.15  
FEET TO A POINT OF REVERSE CURVATURE; THENCE, SOUTHWESTERLY, WESTERLY AND  
NORTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 2231.83 FEET, A  
CENTRAL ANGLE OF 52° 32' 02", AN ARC DISTANCE OF 2046.34 FEET TO A POINT OF  
REVERSE CURVATURE; THENCE, NORTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING  
A RADIUS OF 2351.83 FEET, A CENTRAL ANGLE OF 07° 33' 42", AN ARC DISTANCE OF  
310.38 FEET; THENCE, NORTH 64° 28' 11" EAST, 48.66 FEET; THENCE, NORTH 20°  
25' 49" EAST, 512.10 FEET; THENCE, NORTH 27° 48' 58" WEST, 52.22 FEET TO THE  
POINT OF BEGINNING, SAID POINT BEING A POINT ON THE ARC OF A NON-TANGENT  
CURVE CONCAVE TO THE NORTHEAST (RADIAL LINE TO SAID POINT BEARS SOUTH 13°  
56' 15" WEST); THENCE, NORTHWESTERLY ALONG THE ARC OF SAID CURVE, HAVING A  
RADIUS OF 805.00 FEET, A CENTRAL ANGLE OF 57° 00' 25", AN ARC DISTANCE OF  
800.94 FEET TO A POINT OF COMPOUND CURVATURE; THENCE, NORTHERLY AND NORTH-  
EASTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 955.00 FEET, A CEN-  
TRAL ANGLE OF 69° 14' 51", AN ARC DISTANCE OF 1154.21 FEET TO A POINT OF  
COMPOUND CURVATURE; THENCE, NORTHEASTERLY ALONG THE ARC OF SAID CURVE, HAV-  
ING A RADIUS OF 1865.00 FEET, A CENTRAL ANGLE OF 10° 38' 51", AN ARC DIS-  
TANCE OF 93.43 FEET; THENCE, TANGENT TO SAID CURVE NORTH 60° 50' 22" EAST,  
167.72 FEET TO A POINT ON THE ARC OF A TANGENT CURVE CONCAVE TO THE NORTH-  
WEST; THENCE, NORTHEASTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF  
3195.00 FEET, A CENTRAL ANGLE OF 01° 31' 45", AN ARC DISTANCE OF 85.27 FEET;  
THENCE, SOUTH 26° 45' 43" EAST, 32.07 FEET TO A POINT ON THE ARC OF A NON-  
TANGENT CURVE CONCAVE TO THE NORTHWEST (RADIAL LINE TO SAID POINT BEARS  
SOUTH 30° 39' 02" EAST); THENCE, SOUTHWESTERLY ALONG THE ARC OF SAID CURVE,  
HAVING A RADIUS OF 3227.00 FEET, A CENTRAL ANGLE OF 01° 29' 25", AN ARC DIS-  
TANCE OF 245.16 FEET; THENCE, TANGENT TO SAID CURVE SOUTH 60° 50' 22" WEST,  
167.72 FEET TO A POINT ON THE ARC OF A TANGENT CURVE CONCAVE TO THE SOUTH-  
EAST; THENCE, SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF  
1833.00 FEET, A CENTRAL ANGLE OF 10° 38' 51", AN ARC DISTANCE OF 340.63 FEET  
TO A POINT OF COMPOUND CURVATURE; THENCE, SOUTHWESTERLY AND SOUTHERLY ALONG  
THE ARC OF SAID CURVE, HAVING A RADIUS OF 923.00 FEET, A CENTRAL ANGLE OF  
69° 14' 51", AN ARC DISTANCE OF 1115.54 FEET TO A POINT OF COMPOUND CURVA-  
TURE; THENCE, SOUTHEASTERLY ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF  
773.00 FEET, A CENTRAL ANGLE OF 59° 52' 40", AN ARC DISTANCE OF 807.83 FEET;  
THENCE, TANGENT TO SAID CURVE SOUTH 78° 55' 59" EAST, 49.89 FEET; THENCE,  
SOUTH 20° 25' 49" WEST, 32.43 FEET; THENCE, NORTH 78° 55' 59" WEST, 44.61  
FEET TO A POINT ON THE ARC OF A TANGENT CURVE CONCAVE TO THE NORTHEAST;  
THENCE, NORTHWESTERLY, ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF  
805.00 FEET, A CENTRAL ANGLE OF 02° 52' 15", AN ARC DISTANCE OF 40.33 FEET  
TO THE POINT OF BEGINNING.

SAID LANDS LYING IN THE CITY OF SUNRISE, BROWARD COUNTY, FLORIDA AND CON-  
TAINING 1.912 ACRES, MORE OR LESS.

S-10 SAVNA/DES/P4

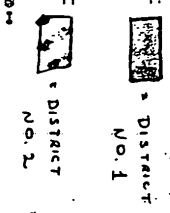




Resd. 07-22-1983  
 88246  
 01-25-85  
 D.V.D. 323  
 (1983)

**LAND USE SUMMARY**

MALL	182.5 ac	PARK/SCHOOL	22.0 ac
RETAIL	186.0 ac	SALES CTR./MANT.	5.5 ac
OFFICE	82.0 ac	R.O.W.	106.5 ac
HOTEL	14.0 ac	RETENTION LAKES	207.0 ac
HOTEL/OFFICE	12.0 ac	PRESERVE	20.0 ac
INDUSTRIAL	88.0 ac	MISC. OPEN SPACE	88.0 ac
RESIDENTIAL	840.5 ac	<b>TOTAL</b>	<b>1284.9 ac</b>



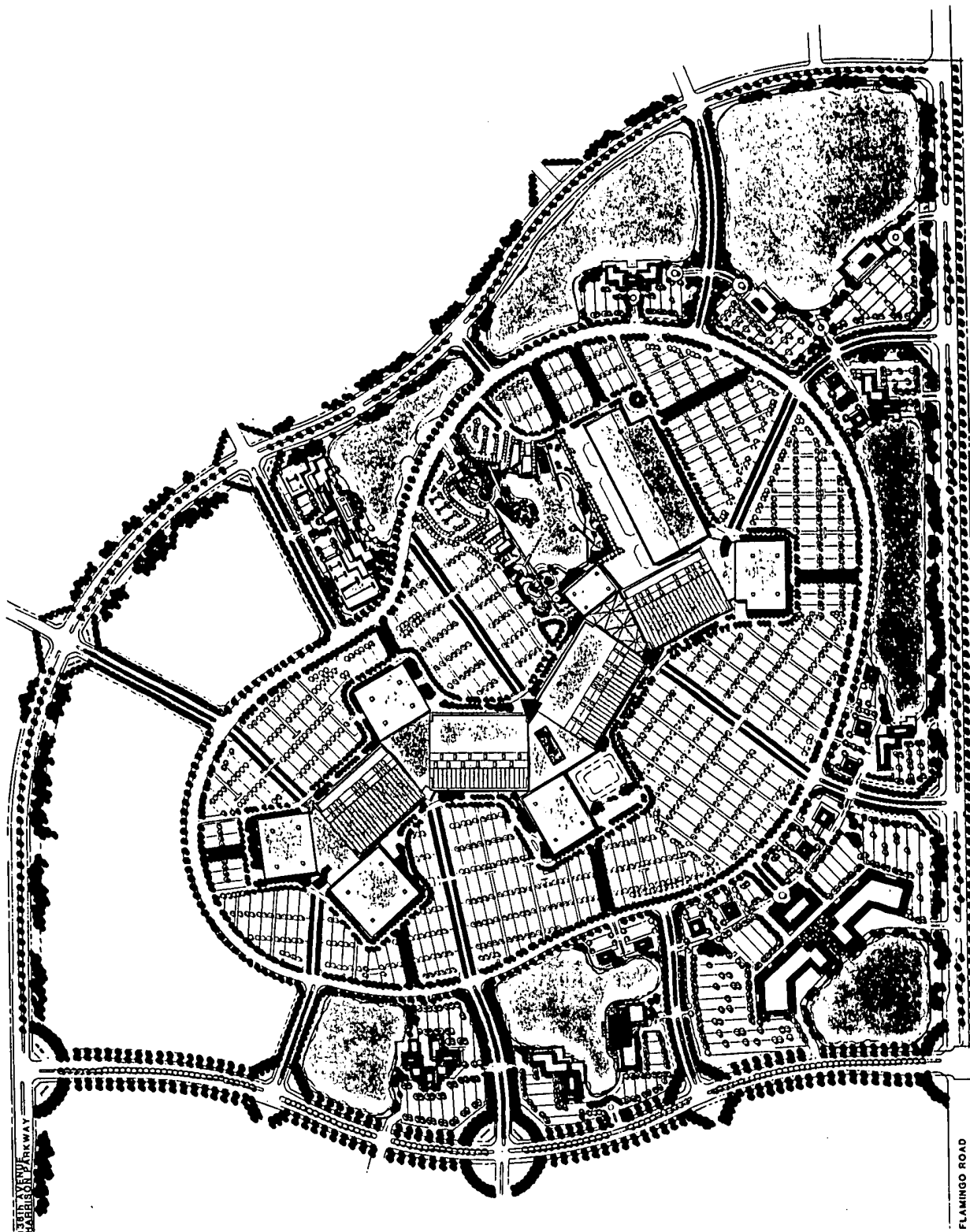
**SAVANNAH**  
 FLORIDA

AMERIFIRST DEVELOPMENT CORPORATION  
 WESTERN DEVELOPMENT CORPORATION

THE SPA GROUP  
 KETBY & SCHWAB  
 KIMLEY-HORN & ASSOCIATES  
 LANDALUM & ASSOCIATES  
 COMMUNITY CONSULTANTS, INC.

DEVELOPER  
 LAND PLANNERS  
 ENGINEERS  
 TRAFFIC CONSULTANTS  
 REAL ESTATE CONSULTANTS

NOV 83  
 APRIL 26, 1987



C 88246  
 ORD. 273

**SAWGRASS MILLS**  
 SUNRISE, FLORIDA

ILLUSTRATIVE SITE PLAN

WESTERN DEVELOPMENT CORPORATION



NORTH 200' 0' 200' 1000'

APRIL 11, 1968



FORT LAUDERDALE NEWS/SUN-SENTINEL

Published Daily

Fort Lauderdale, Broward County, Florida

STATE OF FLORIDA  
COUNTY OF BROWARD

M. Curry

Before the undersigned authority personally appeared \_\_\_\_\_

\_\_\_\_\_ who on oath says that he is \_\_\_\_\_

Classified Supervisor \_\_\_\_\_ of the Fort Lauderdale News/Sun-Sentinel, Daily newspapers published at Fort Lauderdale in Broward County, Florida; that the attached copy of advertisement, being a Notice of Public Hearing in the matter of C87512

PO 44600

\_\_\_\_\_ in the \_\_\_\_\_ Court,

was published in said newspaper in the issues of \_\_\_\_\_  
May 28, 1988

Affiant further says that the said Fort Lauderdale News/Sun-Sentinel are newspapers published at Fort Lauderdale, in said Broward County, Florida, and that the said newspapers have heretofore been continuously published in said Broward County, Florida, each day, and have been entered as second class matter at the post office in Fort Lauderdale, in said Broward County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in said newspapers.

Sworn to and subscribed before me

31st May

this \_\_\_\_\_ day of \_\_\_\_\_

A.D. 1988

(SEAL) \_\_\_\_\_ Notary Public

Notary Public, State of Florida

My Commission Expires Nov. 1, 1988

PASTE COPY  
CITY COUNCIL  
1988 MAY 32 AM 11

NOTICE OF PUBLIC HEARING

The following ordinances will be presented to the City Council, City of Sunrise Council Chambers, 10770 W. Oakland Park Blvd., Sunrise, Florida for the second and final reading on: Tuesday, June 7, 1988 at 7:30 p.m. in the council chambers. These ordinances will be on file in the Office of the City Clerk and may be reviewed Monday through Friday, 9:00 a.m. to 5:00 p.m. All interested parties are invited to attend this meeting and may be heard relative to these ordinances.

C87512  
AN ORDINANCE OF THE CITY OF SUNRISE, FLORIDA, AMENDING ARTICLE 5, ENTITLED BUILDINGS SECTION 5-4 OF THE CITY CODE TO CLARIFY THE INTENT OF SAID SECTION.

CREATING SUBSECTION 5-4(b) ENTITLED PAYMENTS OF FEES, AMENDING SECTION 5-7 (A) OF THE CITY CODE, CREATING A NEW SECTION 5-15 OF THE CITY CODE, AND AMENDING SECTION 5-3/4-8 (b) AND SECTION 5-3/4-7 (b) OF THE CODE REQUIRING ASSURANCES IN CONNECTION WITH THE CITY'S NEW HOME BUYER WARRANTY PROGRAM FROM PROPERTY OWNERS SEEKING PLAT AND SITE PLAN APPROVAL FOR RESIDENTIAL DEVELOPMENTS; PROVIDING FOR REPEALER; PROVIDING FOR SEVERABILITY; PROVIDING FOR INCLUSION IN THE CODE; AND PROVIDING FOR AN EFFECTIVE DATE.

C88248  
ORDINANCE OF THE CITY OF SUNRISE, FLORIDA CREATING SPECIAL TAX DISTRICT NO. 1 OF THE CITY OF SUNRISE, FLORIDA; ESTABLISHING ITS TERRITORIAL LIMITS; PROVIDING FOR ITS GOVERNMENT AND CERTAIN PROCEDURES FOR ITS OPERATION; STATING ITS PURPOSES; DEFINING CERTAIN TERMS; SETTING FORTH ITS GENERAL POWERS; EMPOWERING IT TO ISSUE TAX BONDS AND TO LEVY AD VALOREM TAXES ON TAXABLE PROPERTY LOCATED WITHIN ITS TERRITORIAL LIMITS TO PAY DEBT SERVICE ON SAID BONDS; AND PROVIDING FOR LIBERAL CONSTRUCTION, CONFLICTS, SEVERABILITY AND AN EFFECTIVE DATE.

C88247  
ORDINANCE OF THE CITY OF SUNRISE, FLORIDA, CREATING SPECIAL TAX DISTRICT NO. 2 OF THE CITY OF SUNRISE, FLORIDA; ESTABLISHING ITS TERRITORIAL LIMITS; PROVIDING FOR ITS GOVERNMENT AND CERTAIN PROCEDURES FOR ITS OPERATION; STATING ITS PURPOSES; DEFINING CERTAIN TERMS; SETTING FORTH ITS GENERAL POWERS; EMPOWERING IT TO ISSUE TAX BONDS AND TO LEVY AD VALOREM TAXES ON TAXABLE PROPERTY LOCATED WITHIN ITS TERRITORIAL LIMITS TO PAY DEBT SERVICE ON SAID BONDS; AND PROVIDING FOR LIBERAL CONSTRUCTION, CONFLICTS, SEVERABILITY AND AN EFFECTIVE DATE.

If any person desires to appeal any decision made by the board, agency, or commission with respect to any matter considered at such meeting, he will need to ensure that a record of the proceedings is made for such purpose, and he will need to ensure that a verbatim of the proceedings is made for such purpose which record includes the testimony and evidence upon which the appeal is to be based; in accordance with F.S.S. 288.0105. Policy of non-discrimination on the basis of handicapped status; equal opportunity employer.  
May 28, 1988

C88246  
Ord. 755 X 373



CITY CLERK  
1988 JUL 25 AM 9:51

FLORIDA DEPARTMENT OF STATE

Jim Smith  
Secretary of State  
DIVISION OF ELECTIONS  
Room 1802, The Capitol  
Tallahassee, Florida 32399-0250  
(904) 488-8427

July 22, 1988

Ms. Dorothy J. Dunn, CMC  
City Clerk  
City of Sunrise  
10770 West Oakland Park Boulevard  
Sunrise, Florida 33351

Dear Ms. Dunn:

This will acknowledge your letter of June 27, 1988 and certified copy of Ordinance Nos. 373 and 374 creating Special Tax Districts, which were filed in this office on July 5, 1988.

Sincerely,

A handwritten signature in cursive script that reads "Liz Cloud".

Liz Cloud, Chief  
Bureau of Administrative Code

LC/vm

*Copy - to S. Tax Dist. files  
- (1 ea)  
- City Attorney  
- 2 to ccl.  
- One to ea ORO.*

373 \*  
374

agenda of the meeting of the City's legislative body and an agenda for the meeting of the Board has been prepared. Special meetings of the Board, which may be conducted separate from meetings of the legislative body of the City, may be held upon the same conditions and upon the same notice as required for special meetings of the legislative body of the City. It shall not be necessary for the Board to meet except when necessary to conduct its business. Each meeting of the Board shall be announced by the presiding officer of the Board, the roll shall be called, and (if a quorum is present) the business of the Board shall be conducted'; at the end of such meeting it shall be adjourned. Books containing minutes of proceedings of the Board and of ordinances and resolutions of the District shall be kept. District ordinances and resolutions shall be numbered independently of those of the City utilizing the same system of numbering as used for City ordinances and resolutions. Legislation authorizing the issuance of bonds, shall be enacted by ordinance as herein provided. The terms of each series of authorized bonds may be established and such series of bonds may be issued and sold by resolution or resolutions which are supplemental to a bond ordinance. Bond anticipation notes issued in anticipation of the issuance of bonds may be issued and sold by resolution or resolutions which are supplemental to a bond ordinance. Except as above provided, all legislative action may be by either ordinance or resolution. The procedures for the enactment of ordinances and the adoption of resolutions of the District and for the same becoming effective shall be the same as the procedures applicable to ordinances and resolutions of the City.

(d) The official of the City who holds office as the head of the executive branch of the City government and chief administrative officer of the City shall, ex officio, hold the office of the head of the executive branch of the District government and chief administrative officer of the District, and shall hold the title of "Executive Director" of the District. The Executive Director shall have powers and duties as to the District's government as such officers have to the City's government.

(e) The Clerk of the City shall, ex officio, hold office as the Clerk of the District and each Deputy Clerk of the City shall, ex officio, hold office as a Deputy Clerk of the District. Each of the foregoing shall have powers and duties as to the District's government as they have as to the City's government.

(f) The City Attorney of the City shall, ex officio, hold office as general legal counsel to the District and shall bear the title "General District Counsel". Each Assistant City Attorney of the City shall, ex officio, hold office as "Assistant General District Counsel." Each of the foregoing shall have powers and duties as to the District's government as they have as to the City's government.

(g) The other elected and appointed officials and employees of the City shall, ex officio, be the officials and employees of the District, each having powers and duties as to the District corresponding to their powers and duties as to the City.

(h) Any official of the City holding office on an "Interim" basis or serving at any time on an "Acting" basis, respectively shall, ex officio, hold the same office as an "Interim" official of the District or serve in the same office as an "Acting" official of the District, respectively.

(i) The officials of the City who are to serve, ex officio, as officials of the District shall receive no compensation from the District for such service, unless otherwise expressly provided by resolution of the District and unless monies have been appropriated by the District to pay such compensation; their services to the District shall be deemed to be compensated for in the compensation paid to them as City officials except as otherwise provided by such resolution. Employees of the City (who are not officials of the City) shall perform services for the District (in the same capacity as they serve the City) when directed to perform such services by the Executive Director or the Acting or Interim Executive Director. Service to the District by any such City employees shall be deemed to be done as City employees in the course of their employment by the City. Said employees of the City who perform services for the District shall receive no compensation from the District for such services, unless otherwise expressly provided by resolution of the District and unless monies have been appropriated by the District for

SUNRISE, FLORIDA

ORDINANCE NO. ~~755~~ 373 *20*

REC'D JUN 16 1988  
CITY CLERK

AN ORDINANCE OF THE CITY OF SUNRISE, FLORIDA, CREATING SPECIAL TAX DISTRICT NO. 1 OF THE CITY OF SUNRISE, FLORIDA; ESTABLISHING ITS TERRITORIAL LIMITS; PROVIDING FOR ITS GOVERNMENT AND CERTAIN PROCEDURES FOR ITS OPERATION; STATING ITS PURPOSES; DEFINING CERTAIN TERMS; SETTING FORTH ITS GENERAL POWERS; EMPOWERING IT TO ISSUE TAX BONDS AND TO LEVY AD VALOREM TAXES ON TAXABLE PROPERTY LOCATED WITHIN ITS TERRITORIAL LIMITS TO PAY DEBT SERVICE ON SAID BONDS; AND PROVIDING FOR LIBERAL CONSTRUCTION, CONFLICTS, SEVERABILITY AND AN EFFECTIVE DATE.

BE IT ENACTED BY THE CITY COUNCIL OF THE CITY OF SUNRISE, FLORIDA THAT:

SECTION 1. Creation of District. Pursuant to the powers granted to the City of Sunrise, Florida, by the Constitution and laws of the State of Florida, including without limitation, the powers granted by Chapters 165 and 166, Florida Statutes, there is hereby created and established a body politic and corporate and a dependent special district of the City of Sunrise, Florida, to be known as "Special Tax District No. 1 of the City of Sunrise, Florida" (hereinafter referred to as the "District"), and which is hereby authorized to exercise its governmental and corporate powers and perform its duties within the territorial limits established by Section 2 hereof and to exercise certain of its powers and perform duties relating thereto outside such territorial limits as herein provided. The District shall have an official seal; the word "seal" shall appear in a circle in the center of the seal and the name of the District shall be in the area surrounding said center circle. This ordinance shall constitute the Charter of the District.

SECTION 2. Territorial Limits of District. The territorial limits of the District are hereby established as encompassing all that territory lying and situate in the City of Sunrise, Broward County, Florida described in Exhibit 1 attached hereto and incorporated herein by this reference.

SECTION 3. Government of District.

(a) The form of government of the District shall, at all times, be identical to the form of government of the City of Sunrise (the "City"), and any changes made by amendments to the City Charter of the City of Sunrise as to the form of the City's government shall constitute a corresponding change in the form of government of the District.

(b) The officials of the City who, from time to time, shall constitute the legislative body of the City shall constitute the Board of Supervisors of the District which shall be the legislative body of the District. The Board of Supervisors of the District may also be referred to as the "Board of the District", the "District Board", and the "Board". The Board shall have and exercise all lawful legislative powers of the District and shall constitute the governing body of the District except as otherwise provided in this Charter. The powers and duties of the Board shall, as to the District's government, be the same as the powers and duties of the City's legislative body as to the City's government. The title of each member of the Board shall be a "Member of the Board of Supervisors", and each may also be referred to by the titles "Member of the Board" and "Board Member". Any member of the legislative body of the City who holds office as an officer of the legislative body of the City shall, ex officio, hold the same office as an officer of the Board and shall have powers and duties as to the District's government corresponding to such officer's powers and duties as to the City's government.

(c) Regular meetings of the Board may be held without notice during recess of any regular or special meeting of the legislative body of the City as necessary to conduct business of the Board is disclosed on the

**CERTIFICATION**

I CERTIFY THIS TO BE A TRUE & CORRECT COPY OF THE ORIGINAL DOCUMENT ON FILE AT CITY HALL AND SO I HAVE WITNESSED MY HAND AND OFFICIAL SEAL OF THE CITY OF SUNRISE THIS 16th DAY OF JUNE 1988

OF *Janice Mendenhall*  
CITY CLERK

*ec85246*

Ord. ~~755~~ 373

the payment of such compensation; their services to the District shall be deemed to be compensated for in the compensation paid to them as City employees, except as otherwise provided by resolution of the District. By agreement between the City and the District, the District may, from bond proceeds or from other District funds, provide for the payment of additional compensation to such officials and employees for services rendered the District or for the reimbursement by the District of the City's costs of providing the District with the services of its officials, employees and independent consultants. In the case of each official or employee of the City, his or her position with the City shall be deemed to include his or her ex officio position as an official or employee of the District.

(j) Notwithstanding that the City and the District are separate entities, the District, as a dependent special district of the City, shall be operated to further the public and municipal purposes of the City by providing public works benefiting property lying within the District. Therefore, it shall not be a conflict of interest for any person to serve both the City and the District as an official, employee, agent or independent consultant.

(k) The District and the City's officials and employees, when acting for the District, shall have the protection of sovereign immunity, to the maximum extent allowed by law, and the City shall have the protection of sovereign immunity, to the maximum extent allowed by law, with respect to any acts of any City officials or employees while they are providing services to or acting for or on behalf of the District.

(l) The District shall have the same fiscal year as the City and the annual and interim financial statements of the City shall include the financial statements of the District if required by law or accounting and financial reporting practices applicable to Florida municipalities.

(m) The District shall, in accordance with law, prepare an annual budget for the District. The budget of the District shall be included in the City's budget as required by law.

(n) The District may establish separate bank accounts in its name and may hold investments and other property of every kind and description in its own name, or funds of the District may be deposited and investments and other property may be held in the name of the City so long as the records of the City discloses that any funds or property of the District held in the name of the City are the funds or property of the District. No creditor of the District shall have any claim against the City or its funds or property for any contractual obligation or debt incurred by the District unless the City, by City ordinance or resolution, has expressly assumed such obligation, debt. No creditor of the City shall have any claim against the District for any contractual obligation or debt incurred by the City unless the District, by District ordinance or resolution, has expressly assumed such obligation, debt, or liability.

SECTION 4. Public Purposes of District. The public purposes of the District are to provide, or assist in the provision of, public works lying within its territorial limits and to provide, or assist in the provision of, public works lying, in whole or in part, outside of its territorial limits which benefit property lying within its territorial limits. The cost of public works may be paid from Federal, State, County, or City grants, or other District funds, and, to the extent not paid from said sources, from the proceeds of bonds of the District which are authorized, sold and issued as provided in this Charter.

SECTION 5. Definitions:

"Ad valorem tax bonds" means bonds payable from ad valorem taxes of the District.

"Bonds" or "bonds" means ad valorem tax bonds and special assessment bonds.

"Cost," when used with reference to any public works shall include all costs and expenses to be incurred in connection with providing such public works including, but not limited to, the following:

C 88246

- (1) The cost of acquisition of any land, improvements to land, structures, buildings, fixtures or any tangible or intangible personal property (including, but not limited to, contract rights) or any interest in any of the foregoing.
- (2) The cost of construction, reconstruction, expansion, alteration, improvement or repair of any structure, building, improvement, or fixture and the cost of fabrication, modification or repair of tangible property, including costs of planning, design, inspection, permitting and other soft costs.
- (3) The cost of demolishing, removing, or relocating any earth, soil, sand, muck, buildings, improvements to land, structures, buildings, fixtures or tangible personal property including the cost of acquiring any lands or interests therein to which the same may be moved or relocated and any costs of disposal of any of the foregoing.
- (4) The cost of financing, including costs of any credit enhancement facility, liquidity facility, interest and taxes (if any) during the estimated construction period and for up to one (1) year thereafter, costs of funding any reserve fund, sinking fund, debt service fund or other fund securing bonds or bond anticipation notes of the District, and issuance expenses including, but not limited to, original issue discount, underwriters' discount, placement agent's fees and expenses, financial advisor's fees and expenses, issuer's counsel's fees and expenses, bond counsel's fees and expenses, and other professional fees and expenses, printing costs, rating agency fees, special bond election costs, bond validation fees and expenses and other fees and costs relating to the authorization, issuance and sale of bonds or bond anticipation notes of the District.
- (5) All other fees, costs and expenses necessary or incident to the providing such public works.
- (6) The reimbursement to any governmental body or person of any costs, fees, or contributions-in-aid-of-construction incurred by such governmental body or persons at any time with respect to such public works or to purchase completed or partially completed public works at their current value.

"Governmental body" shall mean and include the District and any one or more of the following: The United States of America, the State of Florida, Broward County, the City, any district, authority, agency or instrumentality of any of the foregoing or any public entity created by contract or agreement between any two or more of the foregoing.

"Issue," when used with respect to bonds, means all bonds authorized by an ordinance; an "issue" of bonds may be sold and delivered in one or more series.

"Person" shall mean any natural person or legal entity.

"Project" shall mean all public works which are to be acquired, constructed, or otherwise provided pursuant to a resolution of the District which identifies one or more public works as a single public works project.

"Provided," when used with reference to any public works shall include all activities, including, but not limited to, acquisition, construction and equipping, necessary to provide the benefits of such public works to property within the District.

"Public works," shall embrace any one or more of the following: any land, improvements to land, structure, fixture, and tangible personal property of every kind and description and any estate or interest in any of the foregoing which are to be owned by any governmental body and which benefit property within the District.

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"Special assessment bonds" means bonds of the District which are payable from special assessments levied by the District on benefitted property within the District.

SECTION 6. General Powers of the District. The District shall have all of the powers of a body politic and corporate under the laws of the State of Florida and the government of the District shall have all of the powers necessary, incidental or convenient to carry on District government and to serve the public purposes of the District. The enumeration of particular powers herein shall not be deemed exclusive or restrictive, but shall be deemed to incorporate all additional powers which may be necessary, incidental or convenient to implement the exercise of the powers enumerated in furtherance of the public purposes of the District, as herein set forth. To the extent not inconsistent with general or special law, the enumerated powers of the District include the power to:

- (a) Adopt its own rules of procedure, except to the extent procedural rules of the City are specifically required, by this Charter, to be followed by the District, its legislative body and the executive branch of District government;
- (b) Set the time and date of meetings of its legislative body;
- (c) To sue and be sued and to provide for the prosecution and defense of legal causes;
- (d) Purchase or otherwise acquire, construct, reconstruct, establish, improve, extend, enlarge, equip, re-equip, own, maintain, repair, operate, or otherwise provide to take and hold title to public works and other property in its own name or to provide for title thereto to be taken in the name of any governmental body, to convey or transfer or provide for the conveyance or transfer of any public works or any part thereof to any other governmental body, with or without consideration;
- (e) Issue bonds of the District for the purpose of paying costs of public works located within or without the territorial limits of the District, and to issue bond anticipation notes in anticipation of the issuance of bonds, to issue bonds and bond anticipation notes to retire or refund, by current or advance refunding, any such bonds or to pay and retire any bond anticipation notes;
- (f) Enter into agreements with any governmental body or other person for the joint performance or performance by any such governmental body or other person on behalf of any other such governmental body or other person, of any powers, duties or functions which relate to the providing of public works located within or without the territorial limits of the District;
- (g) Levy ad valorem taxes on property within the territorial limits of the District which is subject to taxation, except ad valorem taxes on intangible personal property and taxes prohibited by the Constitution of the State of Florida, without limitation as to rate or amount for the payment of the principal of and interest on the District's ad valorem tax bonds and bond anticipation notes issued in anticipation of the issuance of such ad valorem tax bonds and to pledge such taxes for such purposes as provided in Section 7 hereof.
- (h) To apply for grants and to acquire by grant, gift, devise, purchase, contribution, exchange, or any other manner all property, including real and personal property and tangible and intangible property (including, but not limited to, contracts and leases), or any estate or interest therein, upon such terms and conditions as the District, by resolution, shall fix and determine;
- (i) Convey and to provide for the conveyance of property, or estate or interest therein:

- (A) To any person for such consideration and upon such terms as the District shall, by resolution, find to be proper under the laws of Florida; or
- (B) To any governmental body, with or without consideration, as provided by resolution of the District;
- (j) Obtain the services of financial advisors, engineers, architects, surveyors, underwriters, accountants, legal counsel and other persons, to purchase, sell or lease property and to make and enter into, with or without public bidding, contracts, leases and agreements with respect thereto and to do and to perform all acts and deeds necessary and incidental to the performance of its duties and the exercise of its powers;
- (k) Assume any contractual duties and acquire any contractual rights or benefits of any person who is a party to any contract or lease relating to any public works and to reimburse costs previously incurred by such person under such contract or pay compensation to such person for the value of any benefits inuring to property within the District which are the result of payments made or other duties performed by such person under such contract or lease; and
- (l) Exercise the City's rights (but not to the exclusion of the City) to levy special assessments on benefitted property within the District for public improvements and to issue special assessment bonds, all pursuant to Chapter 170, Florida Statutes. Special assessment bonds shall be authorized by ordinance and issued and sold by resolution in the same manner as ad valorem tax bonds, provided that no election shall be required unless the bonds are also ad valorem tax bonds.

SECTION 7. Issuance of Bonds.

(a) The District is authorized to issue its ad valorem tax bonds to pay all or any part of the cost of public works located or to be located within or without the District which benefit property within the District and issue special assessment bonds pursuant to Chapter 170, Florida Statutes. The bonds of each issue shall bear interest at such rate or rates (which may be floating, variable, or adjustable rates), not to exceed the maximum rate of interest allowed by law, shall mature at such time or times, not exceeding the maximum maturity set forth in (g), below, and may be redeemable or subject to purchase before maturity by mandatory redemption or mandatory procedure, or upon stated conditions or at the option of the District or option of the holder thereof, at such prices, at such times and in such manner as may be established by the District. The District shall determine the form of the bonds, which may be, but not be limited to, coupon bonds, coupon bonds registrable as to principal or as to principal and interest, fully registered bonds, or book entry bonds, fixed interest bonds, floating, variable, or adjustable rate bonds, multimodal bonds, commercial paper, capital appreciation bonds, or any other form or mode of bonds. The bonds may be made payable in legal tender of the United States, in foreign currency or Eurodollars or Petrodollars or any other medium of exchange not prohibited by law.

(b) The District may provide for one or more credit enhancement facilities for any such bonds including, but not limited to, municipal bond insurance, a reserve fund surety bond, or a letter of credit, and may provide for one or more liquidity facilities to provide for the purchase and remarketing of such bonds including, but not limited to, a letter of credit, a standby bond purchase agreement or remarketing agreement, so long as the District, by resolution, finds that (i) the cost thereof to the District (other than costs paid out of bond proceeds) including any fees which may be payable by the District to such providers of credit enhancement or liquidity facility, or both, if treated as additional interest on the bonds, shall not cause interest rate paid on the bonds to exceed the voter approved rate ("voter approved rate" shall mean the lesser of the maximum interest rate allowed by law or the maximum rate of interest approved by the electors, as herein provided) and (ii) find that any interest payable by the District with respect to advances made to the District, or to any trustee or paying agent

C88246  
 OAD. 373 - C88-246  
 Ord. 755-X

for the Bonds, for the payment of principal, interest, redemption price or purchase price of the Bonds, shall not exceed the voter approved rate. The "interest" on any bonds payable from ad valorem taxes, for purposes of determining the amount of any ad valorem tax levy, and the "interest" on any special assessment bonds, for purposes of calculating the interest on the special assessments, shall include such costs and any interest on such advances and the "principal" of bonds for such purposes shall include amounts required to reimburse such advances.

(c) The bonds may be sold at public or private sale as provided by general law. In the sale and issuance of the bonds, the District shall comply with general law.

(d) The District may appoint a bank or trust company within or without the State of Florida as trustee or escrow agent or paying agent for the bonds, for the proceeds thereof, and for ad valorem tax revenues and other funds, including interest and profits earned upon the investment of said moneys. The District may appoint a registrar or authenticating agent, or both, for the bonds.

(e) The bonds issued by the District shall be executed by the Executive Director or any Member of the Board and shall be attested by the Clerk or any Deputy Clerk of the District or any Member of the Board. Such executions and attestations may be by manual or facsimile signature. Coupons, if any, on the bonds shall be likewise executed. If both such signatures on any bond are facsimiles, then the manual signature of the authenticating agent or duly authorized signatory of any corporate authenticating agent shall be required on such bond (but not on any coupons) before such bond, and any coupons appurtenant thereto, shall be valid, binding and enforceable. In case any official whose signature or facsimile of whose signature shall appear upon any bond or coupon shall cease to be such official before delivery of such bonds, such signature or facsimile shall nevertheless be valid and sufficient for all purposes.

(f) All bonds issued under the provisions of this Charter shall have and are hereby declared to have all the qualities and incidents of negotiable instruments under the laws of the State of Florida.

(g) Prior to the sale and issuance of any issue of bonds or series of bonds of such issue, the District shall enact an ordinance which shall authorize the issuance of such issue of bonds which shall:

- (1) Specify the maximum aggregate principal amount of bonds of such issue (which may be issued in one or more series); for purposes hereof, the "principal amount" shall mean, in the case of capital appreciation bonds or similar deep discount bonds which provide for any interest to be added to principal rather than being paid currently, the original principal amount thereof at the time of issuance rather than the accreted value thereof at maturity or other time subsequent to issuance;
- (2) Specify the maximum rate of interest which may be paid on any of the bonds of such issue (which may be stated to be the maximum rate of interest allowed by law);
- (3) Specify the maximum maturity any bond of such issue may have; an ad valorem tax bond may have a maximum maturity not to exceed forty (40) years from the date such bond is originally issued, or more than forty-five (45) years from the date the issue of bonds is authorized by such ordinance, as hereinafter provided; the maximum maturity of any special assessment bond shall be established with reference to the requirements of Chapter 170, Florida Statutes;
- (4) Specify, if the bonds are being issued to pay the cost of any public works, the general nature of the public works, the cost of which are to be paid, in whole or in part, with proceeds of the bonds of such issue (which may be stated in general terms or may refer to plans, specifications, permits, or other documents containing such descriptive information which are on file with the District, the City, Broward County or the State);

(5) Specify, if the bonds are being issued to refund any bonds, the bonds to be refunded; and

(6) Specify whether the bonds are payable from ad valorem taxes; or special assessments or from both such sources.

If the bonds and debt service thereon are payable from ad valorem taxes, the ordinance shall provide for an election on the proposition for the issuance of such bonds at which all qualified electors of the District, whether or not freeholders, shall be entitled to participate in accordance with general law, provided, however, that no election shall be required if the bonds to be authorized are refunding bonds and no election thereon is required by the Constitution of the State of Florida. No election shall be required if the bonds are special assessment bonds, unless ad valorem taxes are also pledged as a source of payment therefor. The costs of holding such election shall be borne by the District and, if the bonds are issued, shall constitute an issuance cost.

(h) No bonds of any issue shall be issued hereunder unless either:

(1) the issue of bonds has been approved by a majority of the votes cast in the election by the qualified electors of the District who participated in such election by voting on the proposition for the issuance of bonds of such issue; or

(2) The bonds are refunding bonds or special assessment bonds for which no vote of the electors is required by the Constitution of the State of Florida.

(i) An issue of bonds which has been authorized by ordinance and, if required hereby, approved by the electors, may thereafter be issued and sold in one or more series from time to time by resolution, but no series of such bonds shall be initially issued more than six (6) years after the date the ordinance authorizing the same became effective, provided that this six (6) year limit shall not apply to rollovers of bonds of any series which are issued in the form of commercial paper (as permitted by (o), below) if the initial issue of the bonds of such series was within the six (6) year period. Provided, further, that if bond anticipation notes are issued during such six (6) year period which mature after the expiration of such six (6) year period, bonds to retire those notes may be issued at or prior to the maturity of such notes. Within such six (6) year period, the issuance of bonds in an amount less than the full amount authorized shall not be deemed to terminate the authority to issue bonds up to the full amount authorized, unless the District, by resolution, expressly terminates the authorization for the unissued amount. The terms and details of the bonds of each series shall, within the limitations set forth herein and in the authorizing ordinance, be established by resolution or resolutions supplemental to the authorizing ordinance and bonds of each series shall be sold pursuant to a resolution supplemental to such ordinance which may be, but need not be, the same resolution as that establishing the terms and details of the bonds.

(j) When any issue of bonds has been authorized as herein provided, the District, in anticipation of the issuance of any series of such bonds, may, by resolution supplemental to the authorizing ordinance for the bonds, issue bond anticipation notes in accordance with general law. Such bond anticipation notes shall bear interest at a rate no higher than the rate authorized for the bonds. Bond anticipation notes may have any terms the bonds may have (subject to the provisions of general law) and shall be executed in the same manner as bonds.

(k) The principal of each bond issued under this Charter, the interest thereon, the redemption price thereof and the purchase price thereof, if purchased by the District or pursuant to any credit enhancement facility or liquidity facility, including fees, reimbursement of advance and interest or advances payable to any person providing any credit enhancement facility or liquidity which are deemed hereunder to be bond principal and interest and any deposits required to be made to any debt service fund, sinking fund, reserve fund or other fund for the payment of any of the foregoing is herein called "debt service". The debt service on ad valorem tax bonds shall be payable from and secured by ad valorem tax revenues derived from the levy of ad valorem taxes by the District for the payment of ad valorem tax bonds issued

hereunder. The debt service on any special assessment bonds shall be payable from special assessments as provided in Chapter 170, Florida Statutes. Debt service on bonds may also be payable from and secured by (i) any proceeds of the bonds of such issue or of the series of bonds of which such bond was a part (and interest income earned thereon), (ii) any interest income earned on amounts on deposit in any debt service fund, sinking fund, reserve fund, or other fund established by the District as security for the bonds of such issue or for the bonds of such series, (iii) advances made under any credit enhancement facility or liquidity facility for the bonds of such issue or for the bonds of such series, and (iv) any other source of payment, including but not limited to special assessments, expressly pledged for the payment of the bonds of such issue or the bonds of such series. All ad valorem tax bonds issued under this Charter shall be secured equally and ratably by the ad valorem taxes of the District levied for the payment of all bonds issued by the District. The District may provide, by resolution, for all ad valorem tax bonds of an issue (and bond anticipation notes issued in anticipation of the issuance of such bonds) to be secured on a parity basis by one or more of the sources described in clauses (i) through (iv), above, or may cause each series of ad valorem tax bonds of an issue (and bond anticipation notes issued in anticipation of the issuance of such bonds) to be secured separately by one or more of the sources described in clauses (i) through (iv), above.

(l) So long as any ad valorem tax bonds or bond anticipation notes issued in anticipation of the issuance of ad valorem tax bonds have been issued and have not been paid (or defeased pursuant to the provisions of the resolution providing for their terms), the District shall levy ad valorem taxes on all taxable property located within the territorial limits of the District, without limitation as to rate and amount, in an aggregate amount which shall be sufficient (taking into account the tax collection delinquency experience of the tax collector, any early payment discounts available to taxpayers and amounts, other than current ad valorem taxes which will be available for the payment of debt service and which have been appropriated for the payment of debt service) to pay debt service on ad valorem tax bonds and shall appropriate all such ad valorem taxes for the payment of debt service thereon. The obligation to levy and appropriate such taxes shall be unconditional and irrevocable. As provided by Section 200.066, Florida Statutes, such taxes may be imposed no earlier than January 1, 1989.

(m) Bonds, issued as provided herein, shall identify, in the text thereof, the sources pledged for the payment thereof.

(n) Bonds issued by the District shall be payable solely from the sources identified as the source of payment. The District may pledge the sources herein specified but may not pledge any of the City's separate revenues on taxes. Nothing herein shall prohibit the City, by City ordinance, from expressly pledging its faith and credit, taxing power or specific revenues or property as a source of payment or security for bonds of the District, subject to any limitations contained in the Constitution of the State of Florida, general or special law, or the City's charter.

(o) The bonds authorized by an authorizing ordinance of the District, or any series of such bonds, may, by supplemental resolution, be issued in the form of commercial paper pursuant to a commercial paper program under which the bonds (which may be designated "notes") shall have maturities of not to exceed 365 days (or 366 days if during the term of any bond there is a February 29th) and which are to be retired and cancelled at maturity with, in some instances, the immediate issuance and sale of a new bond or bonds in the same aggregate principal amount (commonly called a "rollover" of such commercial paper). Such a rollover shall not be deemed to be the issuance of new bonds for purposes of authorized limitation on the aggregate principal amount of bonds which may be issued under the authorizing ordinance, but shall, for purposes of that limitation, be deemed to be the continuance of the same debt as was represented by the bonds which were retired and "rolled over" by the sale and issuance of new bond instruments. In the case of bonds issued in a commercial paper program; (i) the maximum maturity limitation on bonds hereunder (and under the authorizing ordinance under which the same are issued) shall constitute a limitation on the final maturity of bonds issued in such rollovers; (ii) the bonds may be issued in rollovers after the expiration of the six (6) year period described in paragraph (i), above if commercial paper program bonds of such series were initially issued within that six (6) year period; and (iii) the interest rate limitation contained in the

C58246  
ORD. 223 - 688-246  
Ord. 703-X

authorizing ordinance shall apply to the bonds when initially issued and to any rollovers thereof, and the applicable maximum rate of interest allowed by law shall be determined as of the date of sale of each particular bond, whether sold upon the initial issuance of bonds under the commercial paper program or upon sale of a bond in a rollover.

(p) In the case of any bond which is issued as a variable rate demand bond or as a multimodal bond and which is subject to purchase and remarketing (whether at a specified time or under specified circumstances, or at the option of the District or at the option of the holder of such bond), the purchase of said bond by the District, or by any other person pursuant to any credit enhancement facility or liquidity facility pursuant to contract with the District, shall not constitute a retirement of the debt evidenced by such bond and the remarketing or resale of such bond shall not constitute the issuance of a new debt for the purpose of the limitation on the aggregate principal amount of bonds which may be issued under the authorizing ordinance. If any bonds are issued as variable rate or multimodal bonds, changes in the interest rate or interest mode made pursuant to the terms of the bonds or applicable resolution shall not be deemed to constitute the cancellation of debt and the issuance of new debt for purposes of the limitation on the aggregate principal amount of bonds which may be issued under any authorizing ordinance. In the case of any series of variable rate or multimodal bonds, the maximum interest rate limitation shall apply to the bonds of such series when initially issued and to the bonds of such series at the time of each change the interest rate or interest mode and the maximum rate of interest allowed by law shall be determined as of the date of each interest rate or interest mode change, except as otherwise provided by the Florida Statutes or rules of the State Department of Administration promulgated pursuant to the Florida Statutes.

SECTION 8. Amendment, Merger and Termination.

(a) Amendment. This Charter may be amended by ordinance of the City provided that no amendment shall impair any obligations of the District.

(b) Merger. The District may be merged with another local governmental body as permitted by the laws of the State of Florida.

(c) Termination. The District may be terminated and dissolved by ordinance of the City. Upon such termination and dissolution, the assets and property of the District shall be transferred to the City and the debts, obligations and liabilities of the District shall be assumed by the City.

SECTION 9. Liberal Construction. This Charter and the purposes herein stated shall be liberally construed. The powers herein granted shall be liberally construed to effect the purposes stated herein; the powers granted to the District herein shall be deemed to be granted in addition to, and not in derogation of, other powers which may be provided by law for the same or similar purposes. Any fair, reasonable substantial doubt concerning the existence of a power is to be resolved by the courts in favor of the District's possession of such power if such power could lawfully have been granted to the District by this Charter.

SECTION 10. Governing Law. This Charter and the bonds and the ordinances and resolutions under which bonds are issued shall be deemed to be contracts made under the laws of the State and for all purposes shall be governed by and construed in accordance with the laws of the State. Any contract for credit enhancement facilities, liquidity facilities and other contract of the District shall be governed by the provisions of law specified in such contract, or if such contract is silent as to governing law, the governing law shall be determined under applicable principles of conflict of laws.

SECTION 11. Severability. In case any section or provision of this Charter is held to be illegal or invalid for any reason, or is inoperable at any time, that illegality, invalidity or inoperability shall not affect the remainder thereof or any other section or provision of this Charter, all of which shall be construed and enforced at the time as if the illegal, invalid or inoperable portion were not contained therein. Any illegality, invalidity or inoperability shall not affect any legal, valid and operable section or

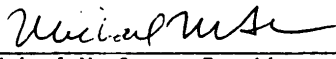
provision, all of which shall be deemed to be effective and operative to the full extent permitted by law from time to time.

SECTION 12. Conflicts. All ordinances and resolutions or parts thereof in conflict herewith are to the extent of such conflict superseded and repealed.

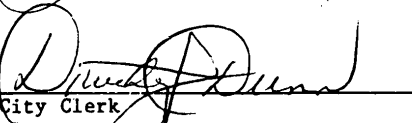
SECTION 13. Effective Date. This ordinance shall be effective immediately upon its execution by the Mayor (or Acting Mayor) which shall be the date of its passage and adoption by the City Council on second reading unless otherwise indicated in writing hereon above the Mayor's (or Acting Mayor's) signature, or on the eleventh (11th) day after the date of passage or adoption by the City Council on second reading if not then signed or vetoed by the Mayor (or Acting Mayor), which shall be certified hereon by the City Clerk.

PASSED AND ADOPTED upon this first reading this 24th day of May, 1988.

PASSED AND ADOPTED upon this second reading this 7th day of June, 1988.

  
Michael M. Stern, President  
City Council

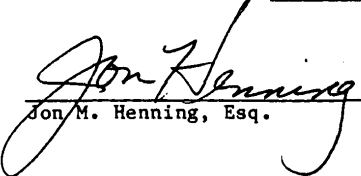
  
Mayor John E. Rodstrom, Jr.

Authentication:  
  
City Clerk

FIRST READING  
MOTION: WISHNER  
SECOND: FEREN  
EFFMAN: YEA  
FEREN: YEA  
PEARL: OFF DAIS  
STERN: YEA  
WISHNER: ABSENT

SECOND READING  
MOTION: EFFMAN  
SECOND: FEREN  
EFFMAN: YEA  
FEREN: YEA  
PEARL: YEA  
STERN: YEA  
WISHNER: YEA

Approved by the City Attorney  
as to Form and Legal Sufficiency.

  
Jon M. Henning, Esq.

C88246  
ORD. 273 C88-248  
Ord. 755-X

EXHIBIT 1

DESCRIPTION: PARCEL A

A PORTION OF "CHAMBERS LAND COMPANY'S SUBDIVISION" OF SECTION 26, TOWNSHIP 49 SOUTH, RANGE 40 EAST, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 1, PAGE 5A OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, TOGETHER WITH A PORTION OF "FLORIDA FRUIT LANDS COMPANY'S SUBDIVISION NO. 1", OF SECTION 35, TOWNSHIP 49 SOUTH, RANGE 40 EAST, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, PAGE 17 OF THE PUBLIC RECORDS OF DADE COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHEAST CORNER OF SAID SECTION 26; THENCE, NORTH 00° 40' 40" WEST ALONG THE EAST LINE OF SAID SECTION 26, A DISTANCE OF 86.05 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF SUNRISE BOULEVARD AS DESCRIBED IN OFFICIAL RECORDS BOOK 9949, PAGE 970 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA; THENCE, ALONG SAID RIGHT-OF-WAY LINE, SOUTH 89° 19' 20" WEST, 10.00 FEET TO THE POINT OF BEGINNING; THENCE, ALONG SAID NORTH RIGHT-OF-WAY LINE THE FOLLOWING SIX COURSES AND DISTANCES, SOUTH 89° 19' 20" WEST, 90.00 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE TO THE NORTHWEST (RADIAL LINE TO SAID POINT BEARS NORTH 89° 19' 20" EAST); THENCE, SOUTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 25.00 FEET, A CENTRAL ANGLE OF 90° 28' 55", AN ARC DISTANCE OF 39.48 FEET; THENCE, TANGENT TO SAID CURVE SOUTH 89° 48' 12" WEST, 499.29 FEET TO A POINT ON THE ARC OF A TANGENT CURVE CONCAVE TO THE SOUTHEAST; THENCE, SOUTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 2351.83 FEET, A CENTRAL ANGLE OF 26° 15' 58", AN ARC DISTANCE OF 1078.15 FEET TO A POINT OF REVERSE CURVATURE; THENCE, SOUTHWESTERLY, WESTERLY AND NORTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 2231.83 FEET, A CENTRAL ANGLE OF 52° 32' 02", AN ARC DISTANCE OF 2046.34 FEET TO A POINT OF REVERSE CURVATURE; THENCE, NORTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 2351.83 FEET, A CENTRAL ANGLE OF 05° 38' 27", AN ARC DISTANCE OF 231.54 FEET; THENCE, NORTH 20° 25' 49" EAST, 625.78 FEET; THENCE, NORTH 78° 55' 59" WEST, 49.89 FEET TO A POINT ON THE ARC OF A TANGENT CURVE CONCAVE TO THE NORTHEAST; THENCE, NORTHWESTERLY ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 773.00 FEET, A CENTRAL ANGLE OF 59° 52' 40", AN ARC DISTANCE OF 807.83 FEET TO A POINT OF COMPOUND CURVATURE; THENCE, NORTHERLY AND NORTHEASTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 923.00 FEET, A CENTRAL ANGLE OF 69° 14' 51", AN ARC DISTANCE OF 1115.54 FEET TO A POINT OF COMPOUND CURVATURE; THENCE, NORTHEASTERLY ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 1833.00 FEET, A CENTRAL ANGLE OF 10° 38' 51", AN ARC DISTANCE OF 340.63 FEET; THENCE, TANGENT TO SAID CURVE NORTH 60° 50' 22" EAST, 167.72 FEET TO A POINT ON THE ARC OF A TANGENT CURVE CONCAVE TO THE NORTHWEST; THENCE, NORTHEASTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 3227.00 FEET, A CENTRAL ANGLE OF 01° 29' 25", AN ARC DISTANCE OF 83.93 FEET; THENCE, NORTH 26° 45' 43" WEST, 1120.26 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE TO THE SOUTHEAST (RADIAL LINE TO SAID POINT BEARS NORTH 26° 45' 43" WEST); THENCE, NORTHEASTERLY ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 2350.00 FEET, A CENTRAL ANGLE OF 06° 54' 32", AN ARC DISTANCE OF 283.37 FEET TO A POINT OF REVERSE CURVATURE; THENCE, NORTHEASTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 2350.00 FEET, A CENTRAL ANGLE OF 36° 08' 10", AN ARC DISTANCE OF 1482.13 FEET; THENCE, TANGENT TO SAID CURVE NORTH 34° 00' 40" EAST, 45.76 FEET TO A POINT ON THE ARC OF A TANGENT CURVE CONCAVE TO THE SOUTHEAST; THENCE, NORTHEASTERLY ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 2350.00 FEET, A CENTRAL ANGLE OF 57° 18' 34", AN ARC DISTANCE OF 2350.56 FEET TO A POINT ON A LINE PARALLEL WITH AND 45.00 FEET SOUTH OF THE NORTH LINE OF THE NORTHEAST QUARTER (NE 1/4) OF SAID SECTION 26; THENCE, TANGENT TO SAID CURVE, ALONG SAID PARALLEL LINE, SOUTH 88° 40' 46" EAST, 478.45 FEET TO A POINT ON A LINE 10.00 FEET WEST OF AND PARALLEL WITH THE EAST LINE OF THE NORTHEAST QUARTER (NE 1/4) OF SAID SECTION 26; THENCE, ALONG SAID PARALLEL LINE SOUTH 00° 39' 56" EAST, 2674.52 FEET TO A POINT ON A LINE 10.00 FEET WEST OF AND PARALLEL WITH THE EAST LINE OF THE SOUTHEAST QUARTER (SE 1/4) OF SAID SECTION 26; THENCE, ALONG SAID PARALLEL LINE SOUTH 00° 40' 40" EAST, 2634.74 FEET TO THE POINT OF BEGINNING.

SAID LANDS LYING IN THE CITY OF SUNRISE, BROWARD COUNTY, FLORIDA AND CONTAINING 433.125 ACRES, MORE OR LESS.

S-9 SAVNA/DSCR-2



DESCRIPTION: ACCESS PARCEL ONE  
A PORTION OF "CHAMBERS LAND COMPANY'S SUBDIVISION" OF SECTION 26, TOWNSHIP 49 SOUTH, RANGE 40 EAST, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 1, PAGE 5A OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, TOGETHER WITH A PORTION OF "FLORIDA FRUIT LANDS COMPANY'S SUBDIVISION NO. 1", OF SECTION 35, TOWNSHIP 49 SOUTH, RANGE 40 EAST, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, PAGE 17 OF THE PUBLIC RECORDS OF DADE COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHEAST CORNER OF SAID SECTION 26; THENCE, NORTH 00° 40' 40" WEST ALONG THE EAST LINE OF SAID SECTION 26, A DISTANCE OF 86.05 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF SUNRISE BOULEVARD AS DESCRIBED IN OFFICIAL RECORDS BOOK 9949, PAGE 970 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA; THENCE, ALONG SAID NORTH RIGHT-OF-WAY LINE THE FOLLOWING SEVEN COURSES AND DISTANCES, SOUTH 89° 19' 20" WEST, 100.00 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE TO THE NORTHWEST (RADIAL LINE TO SAID POINT BEARS NORTH 89° 19' 20" EAST); THENCE, SOUTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 25.00 FEET, A CENTRAL ANGLE OF 90° 28' 55", AN ARC DISTANCE OF 39.48 FEET; THENCE, TANGENT TO SAID CURVE SOUTH 89° 48' 12" WEST, 499.29 FEET TO A POINT ON THE ARC OF A TANGENT CURVE CONCAVE TO THE SOUTHEAST; THENCE, SOUTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 2351.83 FEET, A CENTRAL ANGLE OF 26° 15' 58", AN ARC DISTANCE OF 1078.15 FEET TO A POINT OF REVERSE CURVATURE; THENCE, SOUTHWESTERLY, WESTERLY AND NORTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 2231.83 FEET, A CENTRAL ANGLE OF 52° 32' 02", AN ARC DISTANCE OF 2046.34 FEET TO A POINT OF REVERSE CURVATURE; THENCE, NORTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 2351.83 FEET, A CENTRAL ANGLE OF 05° 38' 27", AN ARC DISTANCE OF 231.54 FEET TO THE POINT OF BEGINNING; THENCE, CONTINUE NORTHWESTERLY ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 2351.83 FEET, A CENTRAL ANGLE OF 01° 55' 15", AN ARC DISTANCE OF 78.84 FEET; THENCE, NORTH 64° 28' 11" EAST, 48.66 FEET; THENCE, NORTH 20° 25' 49" EAST, 512.10 FEET; THENCE, NORTH 27° 48' 58" WEST, 52.22 FEET, TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE TO THE NORTHEAST, (RADIAL LINE TO SAID POINT BEARS SOUTH 13° 56' 15" WEST); THENCE, SOUTHEASTERLY, ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 805.00 FEET, A CENTRAL ANGLE OF 02° 52' 15", AN ARC DISTANCE OF 40.33 FEET; THENCE, SOUTH 78° 55' 59" EAST, 44.61 FEET; THENCE, SOUTH 20° 25' 49" WEST, 593.35 FEET TO THE POINT OF BEGINNING.

SAID LANDS LYING IN THE CITY OF SUNRISE, BROWARD COUNTY, FLORIDA AND CONTAINING 0.640 ACRES, MORE OR LESS.

S-10 SAVNA/DSCR-3

DESCRIPTION: ACCESS PARCEL TWO

A PORTION OF "CHAMBERS LAND COMPANY'S SUBDIVISION" OF SECTION 26, TOWNSHIP 49 SOUTH, RANGE 40 EAST, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 1, PAGE 5A OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHEAST CORNER OF SAID SECTION 26; THENCE, NORTH 00° 40' 40" WEST ALONG THE EAST LINE OF SAID SECTION 26, A DISTANCE OF 86.05 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF SUNRISE BOULEVARD AS DESCRIBED IN OFFICIAL RECORDS BOOK 9949, PAGE 970 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA; THENCE, ALONG SAID NORTH RIGHT-OF-WAY LINE THE FOLLOWING SIX COURSES AND DISTANCES, SOUTH 89° 19' 20" WEST, 100.00 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE TO THE NORTHWEST (RADIAL LINE TO SAID POINT BEARS NORTH 89° 19' 20" EAST); THENCE, SOUTHWESTERLY, ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 25.00 FEET, A CENTRAL ANGLE OF 90° 28' 55", AN ARC DISTANCE OF 39.48 FEET; THENCE, TANGENT TO SAID CURVE SOUTH 89° 48' 12" WEST, 499.29 FEET TO A POINT ON THE ARC OF A TANGENT CURVE CONCAVE TO THE SOUTHEAST; THENCE, SOUTHWESTERLY, ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 2351.83 FEET, A CENTRAL ANGLE OF 26° 15' 58", AN ARC DISTANCE OF 1078.15 FEET TO A POINT OF REVERSE CURVATURE; THENCE, SOUTHWESTERLY, WESTERLY AND NORTHWESTERLY, ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 2231.83 FEET, A CENTRAL ANGLE OF 52° 32' 02", AN ARC DISTANCE OF 2046.34 FEET TO A POINT OF REVERSE CURVATURE; THENCE, NORTHWESTERLY, ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 2351.83 FEET, A CENTRAL ANGLE OF 07° 33' 42", AN ARC DISTANCE OF 310.38 FEET; THENCE, NORTH 64° 28' 11" EAST, 48.66 FEET; THENCE, NORTH 20° 25' 49" EAST, 512.10 FEET; THENCE, NORTH 27° 48' 58" WEST, 52.22 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE TO THE NORTHEAST (RADIAL LINE TO SAID POINT BEARS SOUTH 13° 56' 15" WEST); THENCE, NORTHWESTERLY ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 805.00 FEET, A CENTRAL ANGLE OF 57° 00' 25", AN ARC DISTANCE OF 800.94 FEET TO A POINT OF COMPOUND CURVATURE; THENCE, NORTHERLY AND NORTHEASTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 955.00 FEET, A CENTRAL ANGLE OF 51° 06' 20", AN ARC DISTANCE OF 851.82 FEET TO THE POINT OF BEGINNING; THENCE, NORTH 15° 01' 56" WEST, 51.26 FEET; THENCE, NORTH 62° 06' 52" WEST, 823.42 FEET; THENCE, SOUTH 71° 52' 08" WEST, 50.37 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE TO THE SOUTHEAST (RADIAL LINE TO SAID POINT BEARS NORTH 64° 08' 52" WEST); THENCE, NORTHEASTERLY, ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 2290.00 FEET, A CENTRAL ANGLE OF 04° 03' 58", AN ARC DISTANCE OF 162.52 FEET; THENCE, SOUTH 16° 05' 53" EAST, 50.37 FEET; THENCE, SOUTH 62° 06' 52" EAST, 848.35 FEET; THENCE, NORTH 79° 39' 32" EAST, 43.31 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE TO THE SOUTHEAST (RADIAL LINE TO SAID POINT BEARS NORTH 48° 34' 04" WEST); THENCE, SOUTHWESTERLY, ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 955.00 FEET, A CENTRAL ANGLE OF 09° 22' 56", AN ARC DISTANCE OF 156.38 FEET TO THE POINT OF BEGINNING.

SAID LANDS LYING IN THE CITY OF SUNRISE, BROWARD COUNTY, FLORIDA AND CONTAINING 1.924 ACRES, MORE OR LESS.

S-10 ACCESS2

ORD. 223  
C88246  
~~Ord 755-X~~

DESCRIPTION: ACCESS PARCEL 3

A PORTION OF "CHAMBERS LAND COMPANY'S SUBDIVISION" OF SECTION 26, TOWNSHIP 49 SOUTH, RANGE 40 EAST, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 1, PAGE 5A OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHEAST CORNER OF SAID SECTION 26; THENCE, NORTH 00° 40' 40" WEST ALONG THE EAST LINE OF SAID SECTION 26, A DISTANCE OF 86.05 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF SUNRISE BOULEVARD AS DESCRIBED IN OFFICIAL RECORDS BOOK 9949, PAGE 970 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA; THENCE, ALONG SAID NORTH RIGHT-OF-WAY LINE THE FOLLOWING SIX COURSES AND DISTANCES, SOUTH 89° 19' 20" WEST, 100.00 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE TO THE NORTHWEST (RADIAL LINE TO SAID POINT BEARS NORTH 89° 19' 20" EAST); THENCE, SOUTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 25.00 FEET, A CENTRAL ANGLE OF 90° 28' 55", AN ARC DISTANCE OF 39.48 FEET; THENCE, TANGENT TO SAID CURVE SOUTH 89° 48' 12" WEST, 499.29 FEET TO A POINT ON THE ARC OF A TANGENT CURVE CONCAVE TO THE SOUTHEAST; THENCE, SOUTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 2351.83 FEET, A CENTRAL ANGLE OF 26° 15' 58", AN ARC DISTANCE OF 1078.15 FEET TO A POINT OF REVERSE CURVATURE; THENCE, SOUTHWESTERLY, WESTERLY AND NORTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 2231.83 FEET, A CENTRAL ANGLE OF 52° 32' 02", AN ARC DISTANCE OF 2046.34 FEET TO A POINT OF REVERSE CURVATURE; THENCE, NORTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 2351.83 FEET, A CENTRAL ANGLE OF 07° 33' 42", AN ARC DISTANCE OF 310.38 FEET; THENCE, NORTH 64° 28' 11" EAST, 48.66 FEET; THENCE, NORTH 20° 25' 49" EAST, 512.10 FEET; THENCE, NORTH 27° 48' 58" WEST, 52.22 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE TO THE NORTHEAST (RADIAL LINE TO SAID POINT BEARS SOUTH 13° 56' 15" WEST); THENCE, NORTHWESTERLY ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 805.00 FEET, A CENTRAL ANGLE OF 57° 00' 25", AN ARC DISTANCE OF 800.94 FEET TO A POINT OF COMPOUND CURVATURE; THENCE, NORTHERLY AND NORTHEASTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 955.00 FEET, A CENTRAL ANGLE OF 69° 14' 51", AN ARC DISTANCE OF 1154.21 FEET TO A POINT OF COMPOUND CURVATURE; THENCE, NORTHEASTERLY ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 1865.00 FEET, A CENTRAL ANGLE OF 10° 38' 51", AN ARC DISTANCE OF 346.58 FEET; THENCE, TANGENT TO SAID CURVE NORTH 60° 50' 22" EAST, 167.72 FEET TO A POINT ON THE ARC OF A TANGENT CURVE CONCAVE TO THE NORTHWEST; THENCE, NORTHEASTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 3195.00 FEET, A CENTRAL ANGLE OF 00° 07' 12", AN ARC DISTANCE OF 6.68 FEET TO THE POINT OF BEGINNING; THENCE, NORTH 16° 58' 44" EAST, 48.40 FEET; THENCE, NORTH 26° 45' 43" WEST, 961.22 FEET; THENCE, NORTH 72° 46' 42" WEST, 50.37 FEET; THENCE, NORTH 28° 47' 42" WEST, 60.00 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE TO THE SOUTHEAST (RADIAL LINE TO SAID POINT BEARS NORTH 28° 47' 42" WEST); THENCE, NORTHEASTERLY ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 2350.00 FEET, A CENTRAL ANGLE OF 02° 01' 59", AN ARC DISTANCE OF 83.39 FEET; THENCE, SOUTH 26° 45' 43" EAST, 1088.18 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE TO THE NORTHWEST (RADIAL LINE TO SAID POINT BEARS SOUTH 30° 41' 23" EAST); THENCE, SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 3195.00 FEET; A CENTRAL ANGLE OF 01° 24' 34", AN ARC DISTANCE OF 78.59 FEET TO THE POINT OF BEGINNING.

SAID LANDS LYING IN THE CITY OF SUNRISE, BROWARD COUNTY, FLORIDA AND CONTAINING 1.205 ACRES, MORE OR LESS.

S-10 SAVNA/DES/P3

ORD. 223  
C88246  
~~ORD. 755-X~~

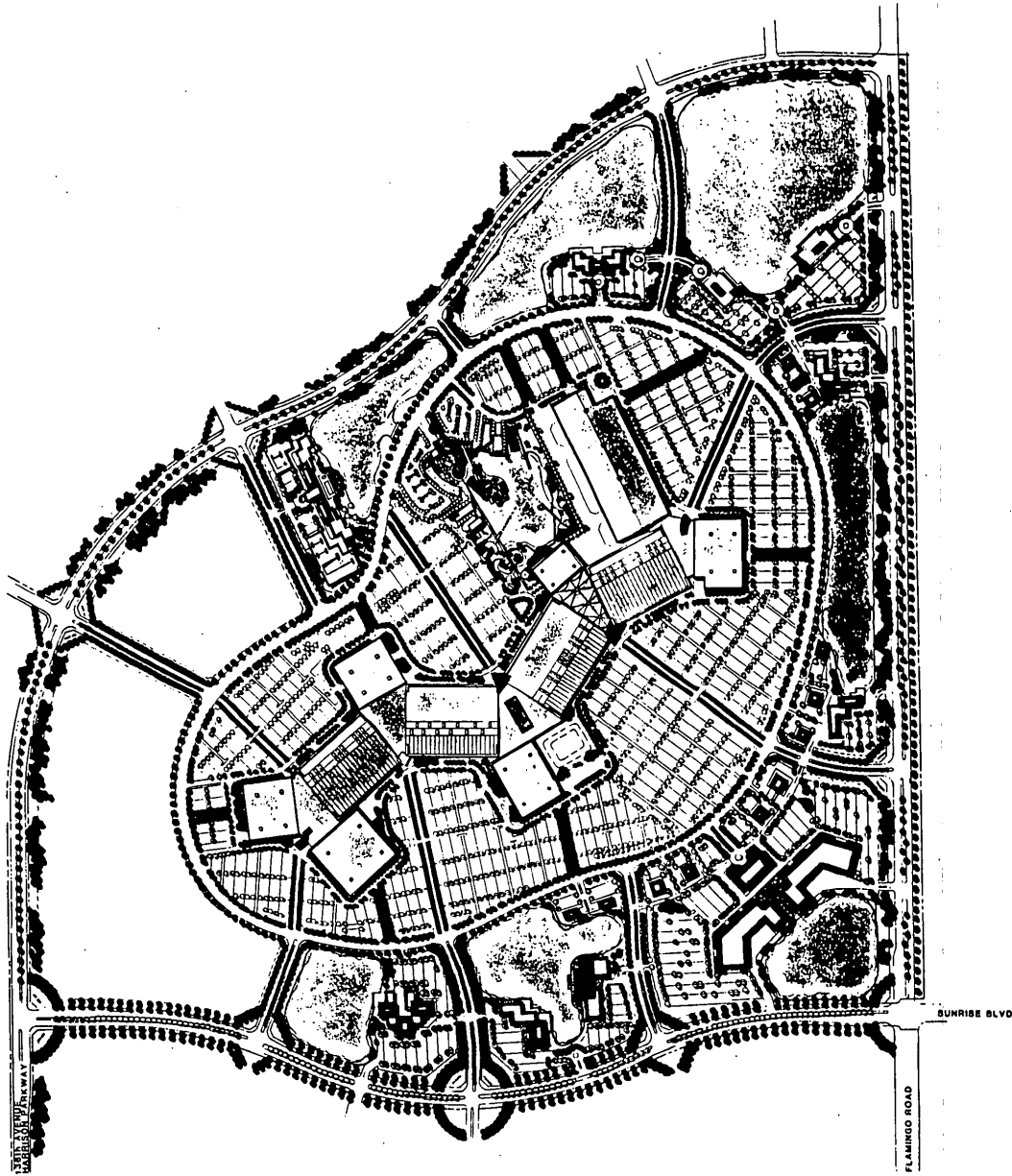
DESCRIPTION: ACCESS PARCEL 4  
A PORTION OF "CHAMBERS LAND COMPANY'S SUBDIVISION" OF SECTION 26, TOWNSHIP  
4<sup>TH</sup> SOUTH, RANGE 40 EAST, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT  
BOOK 1, PAGE 5A OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, MORE PAR-  
TICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHEAST CORNER OF SAID SECTION 26; THENCE, NORTH 00° 40'  
40" WEST ALONG THE EAST LINE OF SAID SECTION 26, A DISTANCE OF 86.05 FEET TO  
A POINT ON THE NORTH RIGHT-OF-WAY LINE OF SUNRISE BOULEVARD AS DESCRIBED IN  
OFFICIAL RECORDS BOOK 9949, PAGE 970 OF THE PUBLIC RECORDS OF BROWARD  
COUNTY, FLORIDA; THENCE, ALONG SAID NORTH RIGHT-OF-WAY LINE THE FOLLOWING  
SIX COURSES AND DISTANCES, SOUTH 89° 19' 20" WEST, 100.00 FEET TO A POINT ON  
THE ARC OF A NON-TANGENT CURVE CONCAVE TO THE NORTHWEST (RADIAL LINE TO SAID  
POINT BEARS NORTH 89° 19' 20" EAST); THENCE, SOUTHWESTERLY ALONG THE ARC OF  
SAID CURVE HAVING A RADIUS OF 25.00 FEET, A CENTRAL ANGLE OF 90° 28' 55", AN  
ARC DISTANCE OF 39.48 FEET; THENCE, TANGENT TO SAID CURVE SOUTH 89° 48' 12"  
WEST, 499.29 FEET TO A POINT ON THE ARC OF A TANGENT CURVE CONCAVE TO THE  
SOUTHEAST; THENCE, SOUTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS  
OF 2351.83 FEET, A CENTRAL ANGLE OF 26° 15' 58", AN ARC DISTANCE OF 1078.15  
FEET TO A POINT OF REVERSE CURVATURE; THENCE, SOUTHWESTERLY, WESTERLY AND  
NORTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 2231.83 FEET, A  
CENTRAL ANGLE OF 52° 32' 02", AN ARC DISTANCE OF 2046.34 FEET TO A POINT OF  
REVERSE CURVATURE; THENCE, NORTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING  
A RADIUS OF 2351.83 FEET, A CENTRAL ANGLE OF 07° 33' 42", AN ARC DISTANCE OF  
310.38 FEET; THENCE, NORTH 64° 28' 11" EAST, 48.66 FEET; THENCE, NORTH 20°  
25' 49" EAST, 512.10 FEET; THENCE, NORTH 27° 48' 58" WEST, 52.22 FEET TO THE  
POINT OF BEGINNING, SAID POINT BEING A POINT ON THE ARC OF A NON-TANGENT  
CURVE CONCAVE TO THE NORTHEAST (RADIAL LINE TO SAID POINT BEARS SOUTH 13°  
56' 15" WEST); THENCE, NORTHWESTERLY ALONG THE ARC OF SAID CURVE, HAVING A  
RADIUS OF 805.00 FEET, A CENTRAL ANGLE OF 57° 00' 25", AN ARC DISTANCE OF  
800.94 FEET TO A POINT OF COMPOUND CURVATURE; THENCE, NORTHERLY AND NORTH-  
EASTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 955.00 FEET, A CENTRAL  
ANGLE OF 69° 14' 51", AN ARC DISTANCE OF 1154.21 FEET TO A POINT OF  
COMPOUND CURVATURE; THENCE, NORTHEASTERLY ALONG THE ARC OF SAID CURVE, HAV-  
ING A RADIUS OF 1865.00 FEET, A CENTRAL ANGLE OF 10° 38' 51", AN ARC DIS-  
TANCE OF 93.43 FEET; THENCE, TANGENT TO SAID CURVE NORTH 60° 50' 22" EAST,  
167.72 FEET TO A POINT ON THE ARC OF A TANGENT CURVE CONCAVE TO THE NORTH-  
WEST; THENCE, NORTHEASTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF  
3195.00 FEET, A CENTRAL ANGLE OF 01° 31' 45", AN ARC DISTANCE OF 85.27 FEET;  
THENCE, SOUTH 26° 45' 43" EAST, 32.07 FEET TO A POINT ON THE ARC OF A NON-  
TANGENT CURVE CONCAVE TO THE NORTHWEST (RADIAL LINE TO SAID POINT BEARS  
SOUTH 30° 39' 02" EAST); THENCE, SOUTHWESTERLY ALONG THE ARC OF SAID CURVE,  
HAVING A RADIUS OF 3227.00 FEET, A CENTRAL ANGLE OF 01° 29' 25", AN ARC DIS-  
TANCE OF 245.16 FEET; THENCE, TANGENT TO SAID CURVE SOUTH 60° 50' 22" WEST,  
167.72 FEET TO A POINT ON THE ARC OF A TANGENT CURVE CONCAVE TO THE SOUTH-  
EAST; THENCE, SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF  
1833.00 FEET, A CENTRAL ANGLE OF 10° 38' 51", AN ARC DISTANCE OF 340.63 FEET  
TO A POINT OF COMPOUND CURVATURE; THENCE, SOUTHWESTERLY AND SOUTHERLY ALONG  
THE ARC OF SAID CURVE, HAVING A RADIUS OF 923.00 FEET, A CENTRAL ANGLE OF  
69° 14' 51", AN ARC DISTANCE OF 1115.54 FEET TO A POINT OF COMPOUND CURVA-  
TURE; THENCE, SOUTHEASTERLY ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF  
773.00 FEET, A CENTRAL ANGLE OF 59° 52' 40", AN ARC DISTANCE OF 807.83 FEET;  
THENCE, TANGENT TO SAID CURVE SOUTH 78° 55' 59" EAST, 49.89 FEET; THENCE,  
SOUTH 20° 25' 49" WEST, 32.43 FEET; THENCE, NORTH 78° 55' 59" WEST, 44.61  
FEET TO A POINT ON THE ARC OF A TANGENT CURVE CONCAVE TO THE NORTHEAST;  
THENCE, NORTHWESTERLY, ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF  
805.00 FEET, A CENTRAL ANGLE OF 02° 52' 15", AN ARC DISTANCE OF 40.33 FEET  
TO THE POINT OF BEGINNING.

SAID LANDS LYING IN THE CITY OF SUNRISE, BROWARD COUNTY, FLORIDA AND CON-  
TAINING 1.912 ACRES, MORE OR LESS.

S-10 SAVNA/DES/P4

DAD. 373  
C 88246  
~~Ord. 755~~ X



C 88246  
 ORD. 373



**SAWGRASS MILLS**  
 SUNRISE, FLORIDA

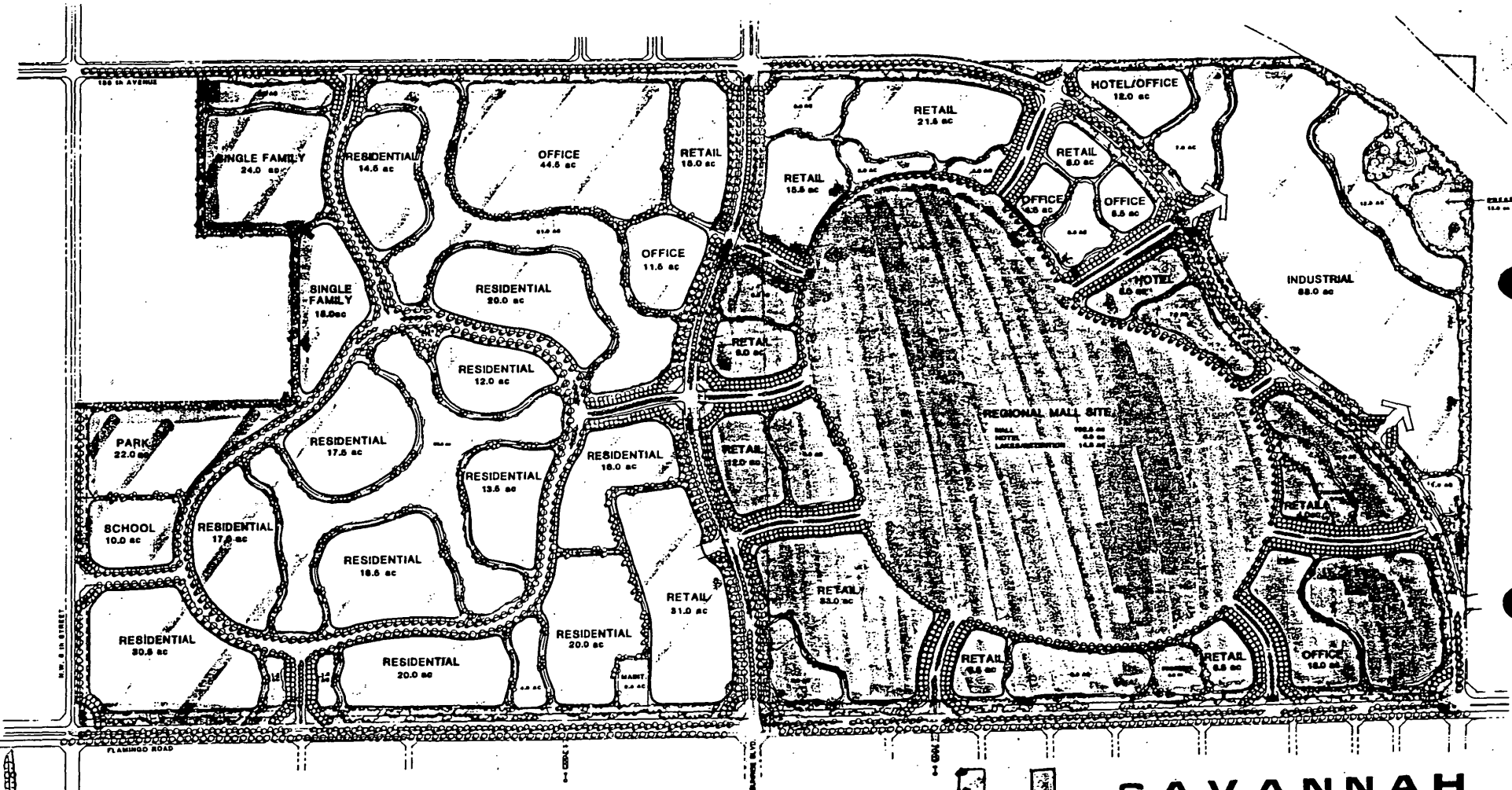
WESTERN DEVELOPMENT CORPORATION

ILLUSTRATIVE SITE PLAN



NORTH 0' 500' 1000'

APRIL 11, 1988



LAND USE SUMMARY

WALL	102.0 ac	PARK/SCHOOL	22.0 ac
RETAIL	106.0 ac	SALES CTR./MART.	0.0 ac
OFFICE	66.0 ac	R.O.W.	106.0 ac
HOTEL	14.0 ac	RETENTION LAKES	201.0 ac
HOTEL/OFFICE	12.0 ac	PRESERVE	80.0 ac
INDUSTRIAL	88.0 ac	MISC. OPEN SPACE	62.0 ac
RESIDENTIAL	345.0 ac	TOTAL	1204.0 ac

**SAVANNAH**  
FLORIDA

AMERIFIRST DEVELOPMENT CORPORATION  
WESTERN DEVELOPMENT CORPORATION  
THE SHAW GROUP  
KEITH & SCHWAB  
SMALTY-HORN & ASSOCIATES  
LANDLIER & ASSOCIATES  
CONSULTANT COMMUNITY DEVELOPMENT, INC.

DEVELOPER  
DEVELOPER  
LAND PLANNERS  
ENGINEERS  
TRAFFIC CONSULTANTS  
REAL ESTATE CONSULTANTS

DISTRICT  
No. 2

DISTRICT  
No. 1

Reso. 07-22-1998  
088246  
08-17-98  
DND. 313

FORT LAUDERDALE NEWS/SUN-SENTINEL

Published Daily

Fort Lauderdale, Broward County, Florida

STATE OF FLORIDA  
COUNTY OF BROWARD

M. Curry

Before the undersigned authority personally appeared \_\_\_\_\_

who on oath says that he is \_\_\_\_\_

Classified Supervisor \_\_\_\_\_ of the Fort Lauderdale News/Sun-Sentinel, Daily newspapers published at Fort Lauderdale in Broward County, Florida; that the attached copy of advertisement, being a Notice of Public Hearing in the matter of C87512

PO 44600 \_\_\_\_\_ in the \_\_\_\_\_ Court,

was published in said newspaper in the issues of \_\_\_\_\_  
May 28, 1988

Affiant further says that the said Fort Lauderdale News/Sun-Sentinel are newspapers published at Fort Lauderdale, in said Broward County, Florida, and that the said newspapers have heretofore been continuously published in said Broward County, Florida, each day, and have been entered as second class matter at the post office in Fort Lauderdale, in said Broward County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in said newspapers.

Sworn to and subscribed before me

this 31st day of May

A.D. 19 88

*Edella Moore*  
Notary Public

(SEAL) Notary Public

My Comm. Expires 1988

*M. Curry*

NOTICE OF PUBLIC HEARING  
The following ordinances will be presented to the City Council, City of Sunrise Council Chambers, 10770 W. Oakland Park, Blvd. Sunrise, Florida for the second and final reading on:  
Tuesday, June 7, 1988 at 7:30 p.m. in the council chambers.  
These ordinances will be on file in the Office of the City Clerk and may be reviewed Monday through Friday, 9:00 a.m. to 5:00 p.m. All interested parties are invited to attend this meeting and may be heard relative to these ordinances.  
C87512  
AN ORDINANCE OF THE CITY OF SUNRISE, FLORIDA, AMENDING ARTICLE 5, ENTITLED BUILDINGS SECTION 5-4 OF THE CITY CODE TO CLARIFY THE INTENT OF SAID SECTION.  
C87512  
CREATING SUBSECTION 5-4(b) ENTITLED PAYMENTS OF FEES, AMENDING SECTION 5-7 (A) OF THE CITY CODE, CREATING A NEW SECTION 5-15 OF THE CITY CODE, AND AMENDING SECTION 5-3/4-8 (b) AND SECTION 5-3/4-7 (b) OF THE CODE REQUIRING ASSURANCES IN CONNECTION WITH THE CITY'S NEW HOME BUYER WARRANTY PROGRAM FROM PROPERTY OWNERS SEEKING PLAT AND SITE PLAN APPROVAL FOR RESIDENTIAL DEVELOPMENTS; PROVIDING FOR REPEALER; PROVIDING FOR SEVERABILITY; PROVIDING FOR INCLUSION IN THE CODE; AND PROVIDING FOR AN EFFECTIVE DATE.  
C88246  
ORDINANCE OF THE CITY OF SUNRISE, FLORIDA CREATING SPECIAL TAX DISTRICT NO. 1 OF THE CITY OF SUNRISE, FLORIDA; ESTABLISHING ITS TERRITORIAL LIMITS; PROVIDING FOR ITS GOVERNMENT AND CERTAIN PROCEDURES FOR ITS OPERATION; STATING ITS PURPOSES; DEFINING CERTAIN TERMS; SETTING FORTH ITS GENERAL POWERS; EMPOWERING IT TO ISSUE TAX BONDS AND TO LEVY AD VALOREM TAXES ON TAXABLE PROPERTY LOCATED WITHIN ITS TERRITORIAL LIMITS TO PAY DEBT SERVICE ON SAID BONDS; AND PROVIDING FOR LIBERAL CONSTRUCTION, CONFLICTS, SEVERABILITY AND AN EFFECTIVE DATE.  
C88247  
ORDINANCE OF THE CITY OF SUNRISE, FLORIDA CREATING SPECIAL TAX DISTRICT NO. 2 OF THE CITY OF SUNRISE, FLORIDA; ESTABLISHING ITS TERRITORIAL LIMITS; PROVIDING FOR ITS GOVERNMENT AND CERTAIN PROCEDURES FOR ITS OPERATION; STATING ITS PURPOSES; DEFINING CERTAIN TERMS; SETTING FORTH ITS GENERAL POWERS; EMPOWERING IT TO ISSUE TAX BONDS AND TO LEVY AD VALOREM TAXES ON TAXABLE PROPERTY LOCATED WITHIN ITS TERRITORIAL LIMITS TO PAY DEBT SERVICE ON SAID BONDS; AND PROVIDING FOR LIBERAL CONSTRUCTION, CONFLICTS, SEVERABILITY AND AN EFFECTIVE DATE.  
If any person desires to appeal any decision made by this board, agency, or commission with respect to any matter considered at such meeting, he will need to ensure that a verbatim of the proceedings is made for such purpose which record includes the testimony and evidence upon which the appeal is to be based; in accordance with F.S.S. 286.0106.  
Policy of non-discrimination on the basis of handicapped status; equal opportunity employer.  
May 28, 1988

C 88246  
Ord. 755 X 373



FLORIDA DEPARTMENT OF STATE

Jim Smith  
Secretary of State  
DIVISION OF ELECTIONS  
Room 1802, The Capitol  
Tallahassee, Florida 32399-0250  
(904) 488-8427

July 22, 1988

CITY CLERK  
1988 JUL 25 AM 9:51

Ms. Dorothy J. Dunn, CMC  
City Clerk  
City of Sunrise  
10770 West Oakland Park Boulevard  
Sunrise, Florida 33351

Dear Ms. Dunn:

This will acknowledge your letter of June 27, 1988 and certified copy of Ordinance Nos. 373 and 374 creating Special Tax Districts, which were filed in this office on July 5, 1988.

Sincerely,

Liz Cloud, Chief  
Bureau of Administrative Code

LC/vm

*Copy - to S. Tax Dist. files  
- (1 ea)  
- City Attorney  
- 2 to ccl.  
- One to wd ORO.*

373 \*  
374





FLORIDA DEPARTMENT OF STATE

Jim Smith  
Secretary of State  
DIVISION OF ELECTIONS  
Room 1802, The Capitol  
Tallahassee, Florida 32399-0250  
(904) 488-8427

July 22, 1988

CITY CLERK  
1988 JUL 25 AM 9:51

Ms. Dorothy J. Dunn, CMC  
City Clerk  
City of Sunrise  
10770 West Oakland Park Boulevard  
Sunrise, Florida 33351

Dear Ms. Dunn:

This will acknowledge your letter of June 27, 1988 and certified copy of Ordinance Nos. 373 and 374 creating Special Tax Districts, which were filed in this office on July 5, 1988.

Sincerely,

Liz Cloud, Chief  
Bureau of Administrative Code

LC/vm

*Copy - to S. Tarlton files  
- (1 ea)*

*- City Attorney*

*- 2 to ccl.*

*- One to cal ORD.*

373 \*  
374

355 Void - Not Used, (242-A)  
356 thru 365 Numbers not assigned and were therefore retired.  
366 Void (125-A)  
367 Void (212-V)  
368 Void (212-W)  
369 Void (22-E)  
370 Void (76-I)  
371 Void (111-A)  
372 Void (89-C)