

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF PINELLAS PARK, PINELLAS COUNTY, FLORIDA, ADOPTING A MASTER PLAN CONTROLLING DEVELOPMENT OF A RESIDENTIAL PLANNED UNIT DEVELOPMENT (RPUD) WITH UNDERLYING "R-4" DUPLEX RESIDENTIAL DISTRICT ZONING ON 51 PARCELS OF LAND GENERALLY LOCATED NORTH OF 62ND AVENUE N., SOUTH OF 64TH AVENUE N., EAST OF 68TH STREET N., AND EAST AND WEST OF 67TH WAY N. AND MORE PARTICULARLY DESCRIBED IN EXHIBIT "A", WHICH IS ATTACHED HERETO AND MADE A PART HEREOF; ADOPTING A MASTER PLAN AND SUPPORTING DOCUMENTATION FOR A "RPUD" RESIDENTIAL PLANNED UNIT DEVELOPMENT; PROVIDING FOR REPEAL OF ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT HERewith TO THE EXTENT OF SUCH CONFLICT; PROVIDING FOR AN EFFECTIVE DATE. (PUD-0820-00012; Habitat for Humanity of Pinellas County, Inc.)

WHEREAS, the City Council has been petitioned to consider a "RPUD" Residential Planned Unit Development for the development of a 6.38 acres (MOL), that will consist of 51 parcels; and

WHEREAS, the City Council has determined that it is in the public interest to authorize and approve a RPUD master plan with underlying "R-4" Duplex Residential District Zoning for the property generally located north of 62nd Avenue N., south of 64th Avenue N., east of 68th Street N., and east and west of 67th Way N.; and

BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF PINELLAS PARK, PINELLAS COUNTY, FLORIDA, AS FOLLOWS:

SECTION ONE: That the RPUD Master Plan, attached hereto as **Exhibit "B"** dated February 28, 2020, and prepared by George A. Shimp II and Associates, Inc., is hereby adopted, along with Supporting Documentation for the RPUD for the purpose of

controlling development on the 6.38 acre (MOL) property which will consist of 51 parcels of land generally located north of 62nd Avenue N., south of 64th Avenue N., east of 68th Street N., and east and west of 67th Way N. and more particularly described as follows:

THE PARCELS LEGALLY DESCRIBED IN **EXHIBIT "A"** WHICH IS ATTACHED HERETO AND MADE A PART HEREOF.

SECTION TWO: That the Master Plan attached hereto and incorporated herein as **EXHIBIT "B"** shall be controlling as to the development of said residential development, and is adopted as part of this Ordinance as:

EXHIBIT "B" - MASTER PLAN

SECTION THREE: That the City Council does hereby certify that this ordinance is consistent with the City's Comprehensive Plan and elements thereof adopted pursuant to the Local Government Comprehensive Planning and Land Development Regulation Act.

SECTION FIVE: That all Ordinances, or parts of Ordinances, in conflict with the provisions of this Ordinance be hereby repealed insofar as the same affect this Ordinance.

SECTION SIX: That this Ordinance shall become effective immediately upon its final passage and adoption.

PUBLISHED THE _____ DAY OF _____, 2020.

FIRST READING _____ DAY OF _____, 2020.

PUBLIC HEARING THE _____ DAY OF _____, 2020.

PASSED THIS _____ DAY OF _____, 2020.

AYES:

NAYES:

ABSENT:

ABSTAIN:

APPROVED THIS _____ DAY OF _____, 2020.

Sandra L. Bradbury
MAYOR

ATTEST:

Diane M. Corna, MMC
CITY CLERK

EXHIBIT "A"

Legal Description

PARCEL 1:

THE EAST 7.50 FEET OF LOTS 1 THROUGH 8, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA; BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF LOT 1, BLOCK E, CENTRAL PARK, RUN S00°22'40"E ALONG THE WEST RIGHT-OF-WAY LINE OF 67TH LANE NORTH TO THE SOUTHEAST CORNER OF LOT 8, BLOCK E, CENTRAL PARK, A DISTANCE OF 320.00 FEET; THENCE RUN N89°44'04"W ALONG THE SOUTHERLY LINE OF LOT 8, BLOCK E, A DISTANCE OF 7.50 FEET; THENCE DEPARTING FROM SAID SOUTHERLY LINE RUN N00°22'40"E, A DISTANCE OF 320.01 FEET TO THE NORTHERLY LINE OF LOT 1; THENCE ALONG SAID NORTHERLY LINE RUN S89°37'20"E, A DISTANCE OF 7.50 FEET TO THE POINT OF BEGINNING ALSO KNOWN AS THE NORTHEAST CORNER OF LOT 1, BLOCK E OF THE AFORESAID PLAT.

PARCEL 2:

THE EAST 7.50 FEET OF LOTS 1 THROUGH 16, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA; BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF LOT 1, BLOCK D, CENTRAL PARK, RUN S00°22'40"E ALONG THE WEST RIGHT-OF-WAY LINE OF 67TH WAY NORTH TO THE SOUTHEAST CORNER OF LOT 15, BLOCK D, CENTRAL PARK, A DISTANCE OF 601.22 FEET; THENCE RUN N89°37'20"W ALONG THE SOUTHERLY LINE OF LOT 15, BLOCK D, A DISTANCE OF 7.50 FEET; THENCE DEPARTING FROM SAID SOUTHERLY LINE RUN N00°22'40"E, A DISTANCE OF 601.22 FEET TO THE NORTHERLY LINE OF LOT 1; THENCE ALONG SAID NORTHERLY LINE RUN S89°37'20"E, A DISTANCE OF 7.50 FEET TO THE POINT OF BEGINNING ALSO KNOWN AS THE NORTHEAST CORNER OF LOT 1, BLOCK D OF THE AFORESAID PLAT; TOGETHER WITH A POINT BEGINNING AT THE SOUTHWEST CORNER OF LOT 16, BLOCK D, CENTRAL PARK, RUN N00°22'40"E ALONG THE EAST RIGHT-OF-WAY LINE OF 67TH LANE NORTH, A DISTANCE OF 41.47 FEET TO THE NORTHWEST CORNER OF SAID LOT; THENCE RUN S89°37'20"E ALONG THE NORTHERLY LINE OF LOT 16, A DISTANCE OF 7.50 FEET; THENCE DEPARTING FROM NORTHERLY LINE RUN S00°22'40"W, A DISTANCE OF 41.47 FEET TO A POINT ALONG THE SOUTHERLY LINE OF LOT 16, BLOCK D; THENCE RUN N89°37'20"W ALONG SAID SOUTHERLY LINE A DISTANCE OF 7.50 FEET TO THE POINT OF BEGINNING ALSO KNOWN AS THE SOUTHWEST CORNER OF LOT 16, BLOCK D OF THE AFORESAID PLAT.

PARCEL 3:

THE EAST 7.50 FEET OF LOTS 16 THROUGH 30, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA; BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF LOT 16, BLOCK C, CENTRAL PARK, RUN N00°22'40"E ALONG THE EAST RIGHT-OF-WAY LINE OF 67TH WAY NORTH TO THE NORTHWEST CORNER OF LOT 30, BLOCK C, CENTRAL PARK, A DISTANCE OF 601.17 FEET; THENCE RUN S89°37'20"E ALONG THE NORTHERLY LINE OF LOT 30, BLOCK C, A DISTANCE OF 7.50 FEET; THENCE DEPARTING FROM SAID NORTHERLY LINE RUN S00°22'40"W, A DISTANCE OF 601.17 FEET TO A POINT ON THE SOUTHERLY LINE OF LOT 16; THENCE ALONG SAID SOUTHERLY LINE RUN N89°37'20"W, A DISTANCE OF 7.50 FEET TO THE POINT OF BEGINNING ALSO KNOWN AS THE SOUTHWEST CORNER OF LOT 16, BLOCK C OF THE AFORESAID PLAT.

LOT 12, TOGETHER WITH THE EAST 1/2 OF THE VACATED ALLEY LYING WEST OF AND ADJOINING THERETO, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA.

LESS AND EXCEPT THE EAST 7.50 FEET FOR PROPOSED RIGHT-OF-WAY DEDICATION.

LOT 19, TOGETHER WITH THE WEST 1/2 OF THE VACATED ALLEY LYING EAST OF AND ADJACENT THERETO, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA.

LESS AND EXCEPT THE WEST 7.50 FEET FOR PROPOSED RIGHT-OF-WAY DEDICATION.

EXHIBIT "B"

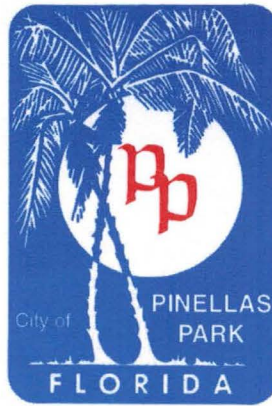
MASTER PLAN

(Prepared by George A. Shimp II and Associates, Inc.)

Last Revised dated February 28, 2020

City of
PINELLAS PARK

5141 78TH AVE. • P.O. BOX 1100
PINELLAS PARK, FL 33780-1100



FLORIDA

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Please Respond To:

James W. Denhardt, City Attorney
Lauren Christ Rubenstein, Assistant City Attorney
Denhardt and Rubenstein, Attorneys at Law
2700 First Avenue North
St. Petersburg, Florida 33713
(727) 327-3400 - Telephone
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September 14, 2020

Ms. Megan Montesino
Principal Planner
City of Pinellas Park
P. O. Box 1100
Pinellas Park, Florida 33780-1100

RE: City Document #20-213
Habitat for Humanity of Pinellas County, Inc. Ordinance

Dear Ms. Montesino:

I have received and reviewed the above-referenced PUD Ordinance. The last sentence of Section One of the Ordinance should be updated to read "THE PARCELS LEGALLY DESCRIBED IN EXHIBIT "A""

Once this change is incorporated into the Ordinance, I would approve of the Ordinance as to form and correctness.

Very truly yours,

Lauren C. Rubenstein
Assistant City Attorney

cc: Doug Lewis, City Manager
Diane M. Corna, MMC, City Clerk
Patrick Murphy, Deputy City Manager
Benjamin Ziskal, Community Development Administrator
Nick Colonna, Planning & Development Services Director

JWD/dh

20-213.09142020.LMM.Habitat for Humanity Ordinance.wpd



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CITY OF PINELLAS PARK

Staff Report

Community Development Department Planning & Development Services Division

I. APPLICATION DATA

A. **Case Number:** PUD-0820-00012

B. **Location:**

1. **Addresses:** 6349 67TH WAY N; 6206 67TH WAY N; 6287 68TH ST N; 6275 68TH ST N; 6361 67TH WAY N; 6322 67TH LN N; 6207 67TH WAY N; 6336 67TH WAY N; 6357 68TH ST N; 6321 68TH ST N; 6255 67TH WAY N; 6345 68TH ST N; 6324 67TH WAY N; 6231 67TH WAY N; 6219 67TH WAY N; 6215 68TH ST N; 6348 67TH WAY N; 6263 68TH ST N; 6290 67TH WAY N; 6291 67TH WAY N; 6360 67TH WAY N; 6230 67TH WAY N; 6218 67TH WAY N; 6373 67TH WAY N; 6337 67TH WAY N; 6205 67TH LN N; 6346 67TH LN N; 6242 67TH WAY N; 6384 67TH WAY N; 6333 68TH ST N; 6312 67TH WAY N; 6309 68TH ST N; 6385 67TH WAY N; 6227 68TH ST N; 6266 67TH WAY N; 6267 67TH WAY N; 6325 67TH WAY N; 6278 67TH WAY N; 6251 68TH ST N; 6279 67TH WAY N; 6313 67TH WAY N; 6254 67TH WAY N; 6334 67TH LN N; 6369 68TH ST N; 6239 68TH ST N; 6381 68TH ST N; 6310 67TH LN N; 6203 68TH ST N; 6372 67TH WAY N; 6243 67TH WAY N; 6358 67TH LN N

2. **Parcel Number(s):** 313016145980040060; 313016145980050260; 313016145980050300; 313016145980030170; 313016145980030300; 313016145980040010; 313016145980040080; 313016145980050050; 313016145980030200; 313016145980050200; 313016145980040130; 313016145980040140; 313016145980040090; 313016145980050170; 313016145980050040; 313016145980030280; 313016145980030220; 313016145980030180; 313016145980040110; 313016145980040070; 313016145980040120; 313016145980050060; 313016145980040020; 313016145980040160; 313016145980050240; 313016145980050290; 313016145980030270; 313016145980050220; 313016145980030190; 313016145980040030; 313016145980050190; 313016145980030210; 313016145980050180; 313016145980030160; 313016145980040150; 313016145980050210; 313016145980030230; 313016145980050230; 313016145980030260; 313016145980050280; 313016145980040040; 313016145980030240; 313016145980030250; 313016145980040100; 313016145980050160; 313016145980050270; 313016145980050250; 313016145980040050; 313016145980030290; 313016145980050070; 313016145980050030

C. **Request:** Approval of a Residential Planned Unit Development (RPUD) overlay for a Habitat for Humanity of Pinellas County, Inc. single family home development.

D. **Applicant(s):** Habitat for Humanity of Pinellas County, Inc.

E. **Agent(s):** Not Applicable

F. **Legal Ad Text:** Approval of a Residential Planned Unit Development (RPUD) overlay for a Habitat for Humanity of Pinellas County, Inc. single family home development.

G. **Public Hearings:**

Planning and Zoning Commission Hearing Date: 9/10/2020

City Council (1st Reading): 10/8/2020

City Council (2nd Reading and Final): 10/22/2020

II. BACKGROUND INFORMATION

A. **Site Area:** 6.42 Acres

B. **Property History:**

1. **Land Use Plan or Zoning Amendments:** An Annexation Agreement was approved on July 11, 2019 to annex the properties from Unincorporated Pinellas County to the City of Pinellas Park. Currently, there is an addendum to the Annexation Agreement to revise the setbacks, which will go before the City Council on August 13th for approval.
2. **Previous Permits and Development:** There are four permits currently in the system awaiting approval, which are on hold until final approval of the RPUD. The permit numbers are CBLDR-0620-02523; CBLDR-0620-02531; CBLDR-0620-02537; and CBLDR-0720-02551.
3. **Previous Variances and Waivers:** N/A

C. **Existing Use:** Single-Family Residential and Vacant

D. **Proposed Use:** Single-Family Detached Dwelling Units

E. **Current Zoning District:** "R-4" DUPLEX RESIDENTIAL DISTRICT

F. **Proposed Zoning District (Rezoning applications only):** No Change

1. **Zoning District Purpose / Intent:**

The "R-4" Duplex Residential District is established to identify and stabilize those geographic areas within the City of Pinellas Park that are appropriate for the development and maintenance of a low-medium density and medium density residential environment, through the construction of single-family detached dwellings and large lot duplex dwellings. Such development to include accessory uses and public facilities customary for such an environment. This district is appropriate for areas designated on the Official Land Use Plan Map as Residential Low Medium (RLM), Residential Medium (RM), or Community Redevelopment District (CRD).

2. **Staff Analysis:**

The "R-4" Zoning District specifically identifies the allowance of a variety of housing types, including detached single-family dwelling units. Staff finds that the development proposal is consistent with the intent of the "R-4" Zoning District.

G. **Current Land Use:** RESIDENTIAL LOW MEDIUM (RLM)

H. **Proposed Land Use (Land Use Map Amendment applications only):** No Change

1. **Land Use Purpose / Intent:**

It is the purpose of this category to depict those areas of the City that are now developed, or appropriate to be developed, in a low to moderately intensive residential manner, and to recognize such areas as primarily well-suited for residential uses that are consistent with the urban qualities, transportation facilities and natural resource characteristics of such areas.

2. **Key Standards:**

Use Characteristics - Those uses appropriate to and consistent with this category include:

Primary Uses - Residential

Secondary Uses - Residential Equivalent; Institutional; Transportation/ Utility; Public Educational Facility; Ancillary Non-Residential; Recreation/Open Space

Locational Characteristics - This category is generally appropriate to locations in close proximity to urban activity centers; in areas where use and development characteristics are low medium residential in nature; and in areas serving as a transition between low density and high density residential areas. These areas are generally served by and accessed from minor and collector roadways that connect to the arterial and thoroughfare highway network.

Traffic Generation Characteristics – The standard for the purpose of calculating typical traffic impacts relative to an amendment for this category shall be 67 trips per day per acre.

Density/Intensity Standards - Shall include the following:

Residential Use - Shall not exceed ten (10) dwelling units per acre.

Residential Equivalent Use – Shall not exceed an equivalent of 2.0 to 3.0 beds per permitted dwelling unit at 10 dwelling units per acre. The standard for the purpose of establishing relative intensity and potential impacts shall be the equivalent of 2.5 beds per dwelling unit.

Non-Residential Use – Shall not exceed a floor area ratio (FAR) of .050, nor an impervious surface ratio (ISR) of 0.75. The standard for the purpose of establishing relative intensity and potential impacts shall be a FAR of 0.30 and an ISR of 0.56.

Other Standards – Shall include the following:

Acreage Limitations – The following areas shall not exceed the respective acreage threshold designated for such uses. Any such use, alone or when added to existing contiguous like use(s), that exceeds this threshold shall require a plan map amendment that shall include such use and all contiguous like uses:

Ancillary Non-Residential; Transportation/Utility Use – Shall not exceed a maximum of three (3) acres.

Institutional Use (except Public Educational Facilities, which are not subject to this threshold) - Shall not exceed a maximum of five (5) acres.

3. Staff Analysis:

The proposed use of a RPUD (Residential Planned Unit Development) with "R-4" as the underlying Zoning District, is permitted in the RLM Future Land Use category. Staff finds that the proposed use is a primary use in the existing designation and is consistent with the adopted Comprehensive Plan.

I. **Flood Zone:** The property is located in Flood Zone X, which is a low risk flood zone.

J. **Evacuation Zone:** The property is in Evacuation Zone A, which is the first level to evacuate in preparation for a storm. Zone A is evacuated when storm surge height is predicted to be up to 11 feet.

K. **Vicinity Characteristics:**

	Zoning	Land Use	Existing Use
North	R-4	RL (City)	Marjorie K. Rawlings Elementary School
South	R--3 (County)	RL (County)	Single Family Residential
East	RMH (County) and R-4 (County)	RL (County) and RLM (County)	Single Family Residential
West	R-A County)	I (County)	Florida Highway Patrol

III. APPLICABLE CRITERIA / CONSIDERATIONS

A. Comprehensive Plan Policies:

1. **Relevant Policies:**

GOAL LU.1 - Provide for the organization of land uses and development to meet the physical, social, and economic needs of the present and future population in a planned and orderly manner that will maintain or improve the quality of the natural and man-made environment.

OBJECTIVE LU.1.10 - The City shall continue to foster the revitalization of areas confronted with slum or blighting conditions.

OBJECTIVE LU.1.12 - The City shall continue to encourage innovative land development techniques, including planned unit developments and other mixed use development and redevelopment techniques, in order to achieve the following objectives:

- a. Encourage development that is compatible with the natural environment and the overall vision of the community*
- b. Provide vibrant and safe walkable areas*
- c. Concentrate growth in relatively discrete areas that are compatible with the community character*
- d. Place housing in proximity to employment opportunities, services, and amenities*
- e. Establish urban areas that support transportation choices other than privately-owned vehicles and are more efficiently served by transit*
- f. Establish well-designed urban environments that create vibrant, livable places*
- g. Provide locations that create a range of housing opportunities and choices, including the provision of affordable housing*
- h. Provide urban areas that incorporate well-designed open and public spaces*
- i. Encourage a pattern of land use that is more efficient in the use of energy and reduces the emission of greenhouse gases.*

POLICY LU.1.12.2 - Through the application of innovative land development regulations, the City will support planned residential developments and mixed land use development techniques that include intensity and use restrictions designed to make these developments more livable and compatible with the natural and built environments.

OBJECTIVE LU.1.13 - The Land Development Code shall provide for a variety of residential uses and housing opportunities.

POLICY LU.1.13.2 - Promote, through the use of development regulations, innovative designs, variety of housing types and densities, clustering of units, supportive accessory uses, transportation alternatives, optimal use of landscaping and buffering, and a system of active and passive open space.

POLICY LU.1.13.6 - Encourage infill residential development that is consistent and compatible with surrounding land uses.

POLICY LU.1.14.3 - Through the land use plan and zoning regulations, support and encourage affordable and workforce housing development that is located in proximity to employment centers, public transportation, and a range of facilities and services.

POLICY LU.1.14.4 - Foster residential development and redevelopment at an intensity and scale that is compatible with proximate residential neighborhoods.

OBJECTIVE H.1.1 - The City will support the provision of an adequate supply of dwelling units in a variety of types, locations and costs to meet the current and projected housing needs of all residents.

POLICY H.1.1.2 - Through utilization of Planned Unit Developments, subdivision

regulations, and other provisions of the Land Development Code, the City shall continue to encourage innovative housing development techniques that contribute to livability, mobility, cost efficiency, sustainability, and sound construction principles.

POLICY H.1.3.5 - Encourage mixed use development, density transfers, density bonuses, Planned Unit Development, and other innovative methods to reduce impediments to affordable housing development.

2. Staff Analysis:

Currently, the surrounding area is comprised of residential and public uses. Staff finds that the proposed RPUD is encouraged and supported by various Objectives and Policies of the adopted Comprehensive Plan. Specifically, the proposed development is compatible with the overall vision of the community, which is predominantly single-family residential. The development will encourage growth and is consistent and compatible with surrounding development.

B. Land Development Code Standards:

1. Key Standards:

Article 15. Zoning

SECTION 18-1512. - "R-4" DUPLEX RESIDENTIAL DISTRICT

Sec. 18-1512.2. - DENSITY REGULATIONS.

A maximum density of ten (10) dwelling units per net acre shall be permitted with a Land Use Plan Map designation of Residential Low Medium (RLM). A maximum density of eleven and six-tenths (11.6) dwelling units per net acre shall be permitted with a Land Use Plan Map designation of Residential Medium (RM) or Community Redevelopment District (CRD).

Sec. 18-1512.4. - DIMENSIONAL AND AREA REGULATIONS.

(A) MINIMUM LOT REQUIREMENTS.

- 1. Lot Area: Eight thousand seven hundred twelve (8,712) square feet; if a lot of record prior to September 26, 1963, seven thousand five hundred (7,500) square feet is required for a two-family dwelling.*
- 2. Lot Width: Seventy (70) feet; sixty (60) feet on lots of record prior to September 26, 1963. Lots with a width of less than sixty (60) feet shall only be developed with a single-family detached dwelling.*
- 3. Lot Depth: One hundred (100) feet.*

(B) MINIMUM YARD SETBACK REQUIREMENTS.

- 1. For lots platted prior to September 26, 1963 the following shall apply:*
 - (a) Front Yard Setback: Twenty-five (25) feet.*
 - (b) Secondary Front Yard Setback: Twelve (12) feet.*
 - (c) Side Yard Setback: Five (5) feet.*
 - (d) Rear Yard Setback: Twenty (20) feet.*
- 2. For lots platted on or after September 26, 1963 the following shall apply:*
 - (a) Front Yard Setback: Twenty-five (25) feet.*
 - (b) Secondary Front Yard Setback: Twenty-five (25) feet.*
 - (c) Side Yard Setback: Eight (8) feet.*
 - (d) Rear Yard Setback: Twenty (20) feet.*
- 3. For single-family detached development see "R-1" Single-family Residential District for yard regulations.*
- 4. For corner, double frontage and multiple frontage lots, see Section 18-1503.7, "Yard Determinations."*
- 5. Refer to Section 18-1503.8 for measurement of yard setbacks on lots adjacent to rights-of-way of insufficient width.*
- 6. Refer to Section 18-1504.3(G)(2) for special yard setbacks to apply for additions to buildings in existence as of August 14, 1997.*

(C) MINIMUM LIVEABLE FLOOR AREA. (per dwelling unit)

- 1. Efficiency: Four hundred fifty (450) square feet.*
- 2. One-bedroom: Five hundred fifty (550) square feet.*

3. Two-bedroom: Six hundred fifty (650) square feet.
4. Three-bedroom: Eight hundred (800) square feet.
- (D) MINIMUM BUILDING SEPARATION. See Section 18-1530.17, "Minimum Building Separation."
- (E) MAXIMUM BUILDING HEIGHT. Thirty-five (35) feet. See Section 18-1503.13, "Exclusion from Height Limits", for height limit exclusions.
- (F) MAXIMUM LOT COVERAGE. Residential Uses: Sixty (60) percent. Nonresidential Uses: Sixty-five (65) percent in RLM; seventy-five (75) percent in RM or CRD.
- (G) FLOOR AREA RATIO.
 1. Nonresidential Uses:
 - (a) Forty hundredths (0.40) when assigned RLM, RM or CRD land use.

SECTION 18-1529. - PLANNED UNIT DEVELOPMENT DISTRICT

Sec. 18-1529.8. - RESIDENTIAL PUD.

(A) LOCATION. The Residential PUD (RPUD) overlay shall only be assigned to those areas where the underlying zoning district(s) permit residential development and the primary intended use of the property is residential.

(B) USES. The uses permitted in RPUD districts shall be limited to those "permitted" or "conditional uses" allowed by the underlying zoning district and Land Use Plan Map designation existing on the subject property at the time of application to rezone to RPUD. In addition to those "permitted" and "conditional uses", the following uses may be approved:

1. Duplex dwellings.
2. Multifamily dwellings.
3. Zero lot line dwellings.
4. Nursing homes, convalescent homes and sanitariums.
5. Community Residential Home (more than fourteen (14) residents).
6. Attached singled family dwellings.
7. Conditional uses shall adhere to the applicable provisions of Section 18-1531 of this Article.
8. Nonresidential uses are permitted only in RPUD's of five (5) acres or more and shall include only those uses allowed as a permitted or conditional use by the underlying zoning district and Land Use Plan Map category. For parcels located within the Residential/Office/Retail (ROR) land use plan map category, public/semi-public uses shall not exceed a maximum area of three (3) acres for "Transportation/Utility Uses" and five (5) acres for "Institutional Uses" (except that Public Educational Facilities are not subject to this threshold).

(C) DIMENSIONAL REGULATIONS.

1. Lot Area, Lot Depth and Width, Setback Regulations, Height Requirements. See underlying Zoning District for dimensional regulation guidelines.
2. Should the established regulations be inappropriate for non-traditional lot layout or site design (i.e. mixed use development, cluster homes, zero lot line, etc.) the following guidelines are established.

(a) No minimum lot size. However, justification for the deviation from established regulations of the underlying zoning district shall be provided. In addition, residential developments which propose lot areas less than the minimum lot sizes shall provide usable open space based on the difference between the stated minimum lot area and the proposed lot area, said open space to be located within said plat or phase where the alternative style is proposed.

(b) Structural setbacks. In determining flexible setbacks, a variety of criteria will be considered including, but not limited to, the character of the surrounding area (zoning and existing land uses), size, configuration and natural features of the land to be developed, potential impact on abutting development, and the nature of the proposed development.

Exception: Zero lot line development shall meet the following minimum setback requirements:

- (1) Side Yard Setbacks: Zero (0) feet on one side and five (5) feet on the other.
- (2) No openings may be located in the on-the-line-wall.
- (3) The on-the-line-wall shall be constructed with low maintenance decorative masonry or masonry veneer, or any other material as permitted by the adopted

Florida Building Code based on type of construction.

(4) The on-the-line wall shall not be located adjacent to a public right-of-way.

(5) An easement for maintenance purposes shall be provided.

(c) Height. Flexibility in building height will be allowed provided that the proposed height is compatible with the surrounding neighborhood. Increased setbacks and buffering to compensate for added building height may be considered to reduce the impact on abutting properties.

(d) Minimum Livable Floor Area.

2. Staff Analysis:

The subject property abuts residential and public uses. The proposed RPUD will consist of 47 single-family detached homes, and two 5,812 square foot retention ponds on the south end of 67th Way N. The development will only generate a limited amount of traffic and noise while being compatible with the surrounding neighborhood which is mainly single-family detached dwellings. Staff finds that the proposed development will cause no adverse effects or impede future redevelopment of the surrounding area.

The land use of RLM and zoning of R-4 allow for residential uses, including the proposed single-family detached dwellings. Per the approved 19-01 Annexation Agreement, a RPUD incorporating all 51 lots is required for the subject property.

PUD regulations provide for flexibility of setbacks subject to certain criteria, such as: character of the surrounding land, impact on abutting development, and nature of proposed development. The minimum setbacks proposed for this RPUD, per the 19-01 Annexation Agreement and Addendum to the Annexation Agreement, are the following:

- Lots A, B, C, D, E, F, G, H, I, J, K, L, M, N and O are to provide front setbacks to be 20 feet, versus 25 feet, rear setbacks to be 10 feet, versus 20 feet, while the side setbacks will comply with "R-4" zoning requirements.

- Lots P, Q, R, S, T, U, V, W, X, Y, Z, AA, BB, CC, DD, EE, FF, GG, HH, KK, LL, MM, NN, OO, PP, QQ, RR, SS, TT, UU, VV, and WW are to provide front setbacks to be 15 feet, versus 25 feet, rear setbacks to be 10 feet, versus 20 feet, while the side setbacks will comply with "R-4" zoning requirements.

- Additionally, Lots A, O, U, V, JJ, KK, and YY are to provide secondary front street setbacks to be 10 feet, versus 12 feet.

The parking requirement for single-family detached dwellings is two off-street parking spaces per unit, which is provided as each home has a garage and driveway for parking.

Staff finds that the proposed RPUD is encouraged and supported by the Land Development Code, and consistent with the approved Annexation Agreement and proposed Addendum to the Annexation Agreement.

C. Essential Services Issues:

The development proposal has been reviewed by all relevant departments/divisions. Staff has no objections to the Applicant's request.

IV. SUMMARY

A. Findings:

Based on the information and analysis contained in this report, staff finds as follows:

1. The subject property meets all provisions per the 19-01 Annexation Agreement and the Addendum to the 19-01 Annexation Agreement.


2. The proposed single-family detached dwelling units are consistent with the "R-4" Duplex

Residential Zoning District, Residential Planned Unit Development (RPUD) standards, and the Residential Low Medium (RLM) land use designation.

3. The development proposal is consistent with the applicable Goals, Objectives, and Policies of the Comprehensive Plan.

B. Staff Recommendation:

Consistent with the above identified findings, and subject to such additional findings of fact as are established at a public hearing, if applicable, staff recommends **APPROVAL** of case number PUD-0820-00012.



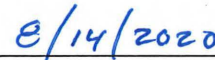
Nick Colonna, AICP
Planning & Development Services Director



Date



Benjamin J. Ziskal, AICP, CEcD
Community Development Administrator



Date

V. ACTION

Planning and Zoning Commission - MOVE TO:

- 1: RECOMMEND APPROVAL
- 2: RECOMMEND APPROVAL WITH CONDITIONS
- 3: RECOMMEND DENIAL

VI. ATTACHMENTS

Exhibit A: Application with Legal Description

Exhibit B: Annexation Agreement 19-01

Exhibit C: Addendum to Annexation Agreement 19-01

Exhibit D: Site Plan - Survey

Exhibit E: Aerial Map

Exhibit F: Land Use Map

Exhibit G: Zoning Map

Exhibit H: FIRM Map

Exhibit I: Site Photographs



ADDENDUM

Case Number: PUD-0820-00012

Location: 6349 67TH WAY N; 6206 67TH WAY N; 6287 68TH ST N; 6275 68TH ST N; 6361 67TH WAY N; 6322 67TH LN N; 6207 67TH WAY N; 6336 67TH WAY N; 6357 68TH ST N; 6321 68TH ST N; 6255 67TH WAY N; 6345 68TH ST N; 6324 67TH WAY N; 6231 67TH WAY N; 6219 67TH WAY N; 6215 68TH ST N; 6348 67TH WAY N; 6263 68TH ST N; 6290 67TH WAY N; 6291 67TH WAY N; 6360 67TH WAY N; 6230 67TH WAY N; 6218 67TH WAY N; 6373 67TH WAY N; 6337 67TH WAY N; 6205 67TH LN N; 6346 67TH LN N; 6242 67TH WAY N; 6384 67TH WAY N; 6333 68TH ST N; 6312 67TH WAY N; 6309 68TH ST N; 6385 67TH WAY N; 6227 68TH ST N; 6266 67TH WAY N; 6267 67TH WAY N; 6325 67TH WAY N; 6278 67TH WAY N; 6251 68TH ST N; 6279 67TH WAY N; 6313 67TH WAY N; 6254 67TH WAY N; 6334 67TH LN N; 6369 68TH ST N; 6239 68TH ST N; 6381 68TH ST N; 6310 67TH LN N; 6203 68TH ST N; 6372 67TH WAY N; 6243 67TH WAY N; 6358 67TH LN N

PLANNING AND ZONING COMMISSION

On September 10, 2020, the Planning and Zoning Commission **RECOMMENDED APPROVAL** of case # PUD-0820-00012.

VI. ACTION

CITY COUNCIL– MOVE TO:

1: APPROVE

2: APPROVE WITH CONDITIONS

3: DENY

...approval of a Residential Planned Unit Development (RPUD) overlay for a Habitat for Humanity of Pinellas County, Inc. single family home development.



Planned Unit Development Application

City of Pinellas Park
Planning and Development Services
6051 78th Avenue North
Pinellas Park, FL 33781
(727) 369-5631

FOR OFFICE USE ONLY

CASE # PUD _____
Date Received: 7/1/20
Plat Sheet: _____
Receipt Number: _____
Land Use Designation: _____
Zoning District: _____
Public Meetings Required: P+2 9/10/20
Related Cases: CC 1st Read

CC pub. hearing

REQUEST AND PROPERTY INFORMATION

Specific Request: <u>front setback 15' side setbacks 5' rear setback 10' front side setback 10'</u>	
General Location of property or address: <u>62ND AVE N BETWEEN 68TH ST. N & 67TH WAY N.</u>	
Property Size (Acreage or Square Feet): <u>~ 7.3 ACRES</u>	Current Use, Number and Type of Buildings: <u>RESIDENTIAL MOBILE HOME USE</u>
Parcel Number(s): <u>SEE ATTACHED. EXHIBIT B</u>	
Legal Description: Lot: _____ Block: _____ Subdivision: _____ Or Metes and Bounds Description (attach if lengthy): <u>SEE EXHIBIT A</u>	

OWNER/APPLICANT INFORMATION

Property Owner: <u>HABITAT FOR HUMANITY OF PINELLAS CO. INC</u>	Phone: <u>727-536-4755</u>
Address (include city, state, zip code): <u>133 55 49TH CLEARWATER FL 33762</u>	
Authorized Agent: <u>KEN RUSH E.V.P. OF OPERATIONS</u>	Phone: <u>727-776-2965</u>
Address (include city, state, zip code): <u>(SAME AS ABOVE)</u>	
Other Representative: <u>SARAH ARNOLO</u>	Phone: <u>727-432-0396</u>
Address (include city, state, zip code): <u>(SAME AS ABOVE)</u>	

I (we) the undersigned do certify that the information contained in this application is true and correct to the best of my (our) knowledge.

Signature of Owner

Signature of Agent

****Complete the checklist on page 2 prior to submitting application. ****

AFFIDAVIT OF OWNERSHIP

STATE OF FLORIDA - COUNTY OF PINELLAS:

NAME OF ALL PROPERTY OWNERS, being first duly sworn, depose(s) and say(s):

Habitat for Humanity of Pinellas County, Inc

1. That (I am/we are) the owner(s) and record title holder(s) of the following described property, to wit:

ADDRESS OR GENERAL LOCATION:

Between 62nd Ave N and 64th Ave N. $\frac{1}{2}$ 68th St N to the east side
of 67th Way N (unimproved)

LEGAL DESCRIPTION OF PROPERTY. Type legal directly on this sheet. If too lengthy, type on separate sheet titled "Exhibit A" and attach:

Exhibit A

2. That this property constitutes the property for which an application is being made to the City of Pinellas Park, Florida (NATURE OF REQUEST):

PUD

3. That the undersigned (has/have) appointed and (does/do) appoint Ken Rush
Sarah I. Arnold as (his/their) agent(s) to execute any petitions or other documents necessary to affect such application.

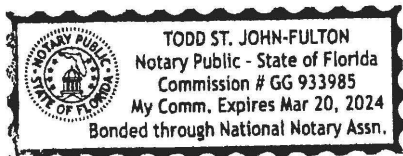
4. That this affidavit has been executed to induce the City of Pinellas Park, Florida, to consider and act on the above described property; to include City representatives to enter upon property to make inspections as are necessary to visualize site conditions and/or determine compatibility.

SIGNED (PROPERTY OWNER)

SIGNED (PROPERTY OWNER)

STATE OF FLORIDA

COUNTY OF Pinellas



(SEAL ABOVE)

The foregoing instrument was acknowledged before me this 29th day of June 2020
(Date)

By Michael Sutton

(Name of person acknowledging and title of position)

who is personally known to me or who has produced _____

(Type of identification)

as identification and who did (did not) take an oath.

Todd St. John-Fulton

Notary Public, Commission No. GG 933985

Todd St. John-Fulton Name of Notary typed, printed or stamped)

Exhibit A

TELLOR ESTATE
LEGAL DESCRIPTION

PARCEL 1:

THE EAST 7.50 FEET OF LOTS 1 THROUGH 8, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA; BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF LOT 1, BLOCK E, CENTRAL PARK, RUN $S00^{\circ}22'40''E$ ALONG THE WEST RIGHT-OF-WAY LINE OF 67TH LANE NORTH TO THE SOUTHEAST CORNER OF LOT 8, BLOCK E, CENTRAL PARK, A DISTANCE OF 320.00 FEET; THENCE RUN $N89^{\circ}44'04''W$ ALONG THE SOUTHERLY LINE OF LOT 8, BLOCK E, A DISTANCE OF 7.50 FEET; THENCE DEPARTING FROM SAID SOUTHERLY LINE RUN $N00^{\circ}22'40''E$, A DISTANCE OF 320.01 FEET TO THE NORTHERLY LINE OF LOT 1; THENCE ALONG SAID NORTHERLY LINE RUN $S89^{\circ}37'20''E$, A DISTANCE OF 7.50 FEET TO THE POINT OF BEGINNING ALSO KNOWN AS THE NORTHEAST CORNER OF LOT 1, BLOCK E OF THE AFORESAID PLAT.

PARCEL 2:

THE EAST 7.50 FEET OF LOTS 1 THROUGH 16, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA; BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF LOT 1, BLOCK D, CENTRAL PARK, RUN $S00^{\circ}22'40''E$ ALONG THE WEST RIGHT-OF-WAY LINE OF 67TH WAY NORTH TO THE SOUTHEAST CORNER OF LOT 15, BLOCK D, CENTRAL PARK, A DISTANCE OF 601.22 FEET; THENCE RUN $N89^{\circ}37'20''W$ ALONG THE SOUTHERLY LINE OF LOT 15, BLOCK D, A DISTANCE OF 7.50 FEET; THENCE DEPARTING FROM SAID SOUTHERLY LINE RUN $N00^{\circ}22'40''E$, A DISTANCE OF 601.22 FEET TO THE NORTHERLY LINE OF LOT 1; THENCE ALONG SAID NORTHERLY LINE RUN $S89^{\circ}37'20''E$, A DISTANCE OF 7.50 FEET TO THE POINT OF BEGINNING ALSO KNOWN AS THE NORTHEAST CORNER OF LOT 1, BLOCK D OF THE AFORESAID PLAT;

TOGETHER WITH

A POINT BEGINNING AT THE SOUTHWEST CORNER OF LOT 16, BLOCK D, CENTRAL PARK, RUN $N00^{\circ}22'40''E$ ALONG THE EAST RIGHT-OF-WAY LINE OF 67TH LANE NORTH, A DISTANCE OF 41.47 FEET TO THE NORTHWEST CORNER OF SAID LOT; THENCE RUN $S89^{\circ}37'20''E$ ALONG THE NORTHERLY LINE OF LOT 16, A DISTANCE OF 7.50 FEET; THENCE DEPARTING FROM NORTHERLY LINE RUN $S00^{\circ}22'40''W$, A DISTANCE OF 41.47 FEET TO A POINT ALONG THE SOUTHERLY LINE OF LOT 16, BLOCK D; THENCE RUN $N89^{\circ}37'20''W$ ALONG SAID SOUTHERLY LINE A DISTANCE OF 7.50 FEET TO THE POINT OF BEGINNING ALSO KNOWN AS THE SOUTHWEST CORNER OF LOT 16, BLOCK D OF THE AFORESAID PLAT.

PARCEL 3:

THE EAST 7.50 FEET OF LOTS 16 THROUGH 30, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA; BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF LOT 16, BLOCK C, CENTRAL PARK, RUN N00°22'40"E ALONG THE EAST RIGHT-OF-WAY LINE OF 67TH WAY NORTH TO THE NORTHWEST CORNER OF LOT 30, BLOCK C, CENTRAL PARK, A DISTANCE OF 601.17 FEET; THENCE RUN S89°37'20"E ALONG THE NORTHERLY LINE OF LOT 30, BLOCK C, A DISTANCE OF 7.50 FEET; THENCE DEPARTING FROM SAID NORTHERLY LINE RUN S00°22'40"W, A DISTANCE OF 601.17 FEET TO A POINT ON THE SOUTHERLY LINE OF LOT 16; THENCE ALONG SAID SOUTHERLY LINE RUN N89°37'20"W, A DISTANCE OF 7.50 FEET TO THE POINT OF BEGINNING ALSO KNOWN AS THE SOUTHWEST CORNER OF LOT 16, BLOCK C OF THE AFORESAID PLAT.

LOT 12, TOGETHER WITH THE EAST 1/2 OF THE VACATED ALLEY LYING WEST OF AND ADJOINING THERETO, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA

LESS AND EXCEPT THE EAST 7.50 FEET FOR PROPOSED RIGHT-OF-WAY DEDICATION

LOT 19, TOGETHER WITH THE WEST 1/2 OF THE VACATED ALLEY LYING EAST OF AND ADJACENT THERETO, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA

LESS AND EXCEPT THE WEST 7.50 FEET FOR PROPOSED RIGHT-OF-WAY DEDICATION

Tellor Estate Parcel Info

Block E	Parcel ID	Address
Lot 1	31-30-16-14598-005-0010	6398 67th Lane N
Lot 2	31-30-16-14598-005-0020	6382 67th Lane N
Lot 3	31-30-16-14598-005-0030	6358 67th Lane N
Lot 4	31-30-16-14598-005-0040	6346 67th Lane N
Lot 5	31-30-16-14598-005-0050	6334 67th Lane N
Lot 6	31-30-16-14598-005-0060	6322 67th Lane N
Lot 7	31-30-16-14598-005-0070	6310 67th Lane N
Lot 8	31-30-16-14598-005-0080	6284 67th Lane N
Lot 12	31-30-16-14598-005-0120	6232 67th Lane N
Lot 16	31-30-16-14598-005-0160	6203 68th St N
Lot 17	31-30-16-14598-005-0170	6215 68th St N
Lot 18	31-30-16-14598-005-0180	6227 68th St N
Lot 19	31-30-16-14598-005-0190	6239 68th St N
Lot 20	31-30-16-14598-005-0200	6251 68th St N
Lot 21	31-30-16-14598-005-0210	6263 68th St N
Lot 22	31-30-16-14598-005-0220	6275 68th St N
Lot 23	31-30-16-14598-005-0230	6287 68th St N
Lot 24	31-30-16-14598-005-0240	6309 68th St N
Lot 25	31-30-16-14598-005-0250	6321 68th St N
Lot 26	31-30-16-14598-005-0260	6333 68th St N
Lot 27	31-30-16-14598-005-0270	6345 68th St N
Lot 28	31-30-16-14598-005-0280	6357 68th St N
Lot 29	31-30-16-14598-005-0290	6369 68th St N
Lot 30	31-30-16-14598-005-0300	6381 68th St N

Block D	Parcel ID	Address
Lot 1	31-30-16-14598-004-0010	6384 67th Way N
Lot 2	31-30-16-14598-004-0020	6372 67th Way N
Lot 3	31-30-16-14598-004-0030	6360 67th Way N
Lot 4	31-30-16-14598-004-0040	6348 67th Way N
Lot 5	31-30-16-14598-004-0050	6336 67th Way N
Lot 6	31-30-16-14598-004-0060	6324 67th Way N
Lot 7	31-30-16-14598-004-0070	6312 67th Way N
Lot 8	31-30-16-14598-004-0080	6290 67th Way N
Lot 9	31-30-16-14598-004-0090	6278 67th Way N
Lot 10	31-30-16-14598-004-0010	6266 67th Way N
Lot 11	31-30-16-14598-004-0110	6254 67th Way N
Lot 12	31-30-16-14598-004-0120	6242 67th Way N
Lot 13	31-30-16-14598-004-0130	6230 67th Way N
Lot 14	31-30-16-14598-004-0140	6218 67th Way N
Lot 15	31-30-16-14598-004-0150	6206 67th Way N
Lot 16	31-30-16-14598-004-0160	6205 67th Lane N
Lot 19	31-30-16-14598-004-0190	6233 67th Lane N

Block C	Parcel ID	Address
Lot 16	31-30-16-14598-003-0160	6207 67th Way N
Lot 17	31-30-16-14598-003-0170	6219 67th Way N
Lot 18	31-30-16-14598-003-0180	6231 67th Way N
Lot 19	31-30-16-14598-003-0190	6243 67th Way N
Lot 20	31-30-16-14598-003-0200	6255 67th Way N
Lot 21	31-30-16-14598-003-0210	6267 67th Way N
Lot 22	31-30-16-14598-003-0220	6279 67th Way N
Lot 23	31-30-16-14598-003-0230	6291 67th Way N
Lot 24	31-30-16-14598-003-0240	6313 67th Way N
Lot 25	31-30-16-14598-003-0250	6325 67th Way N
Lot 26	31-30-16-14598-003-0260	6337 67th Way N
Lot 27	31-30-16-14598-003-0270	6349 67th Way N
Lot 28	31-30-16-14598-003-0280	6361 67th Way N
Lot 29	31-30-16-14598-003-0290	6373 67th Way N
Lot 30	31-30-16-14598-003-0300	6385 67th Way N

ANNEXATION AGREEMENT

THIS AGREEMENT made and entered into this 14th day of July, 2019, by and between the **CITY OF PINELLAS PARK, FLORIDA**, a municipal corporation, hereinafter called the "CITY" and **HABITAT FOR HUMANITY OF PINELLAS COUNTY, INC.**, hereinafter called the "OWNER". (*"OWNER" is used herein for singular or plural, the singular shall include the plural, and any gender shall include all genders, as context requires.*) "CITY" and "OWNER" are hereinafter collectively referred to as the "Parties" hereto. This Agreement shall be deemed to be entered into, dated and effective upon its execution by the Mayor and approved by the City Attorney of Pinellas Park, after City Council action approving of this Agreement.

WHEREAS, the OWNER fully warrants that they are the fee simple OWNER of the real Property described in Exhibit "A" attached hereto (hereinafter referred to as "Property"), which is presently located in an unincorporated area of Pinellas County; and


WHEREAS, the Parties have determined that annexation of the Property would be beneficial to both Parties, and the Property meets the requirements for voluntary annexation into the CITY as required by Florida Statutes, Chapter 171; and

WHEREAS, the OWNER desires that the Property be annexed into the municipal boundaries of the CITY, and the CITY desires to annex the Property.

NOW, THEREFORE, FOR GOOD AND VALUABLE CONSIDERATION, receipt of which is hereby acknowledged by both Parties, it is hereby agreed by and between the Parties as follows:

1. All of the above recitals are incorporated herein and made a part hereof.
2. The OWNER shall forthwith execute and deliver to the CITY a Petition for Voluntary Annexation in accordance with Florida Statutes, Chapter 171. Further, the OWNER shall, when requested to do so by the CITY, perform all such actions as may be necessary to execute and complete the Voluntary Annexation by the CITY of the Property. The CITY shall, after the completion of such actions, commence the appropriate voluntary annexation proceedings.
3. Prior to annexation of the said Property by the CITY, the OWNER shall be permitted to commence and-or to proceed with the development of the said Property in strict accordance with the legal requirements of Pinellas County, Florida. However, upon annexation, all further or continuing development of the said Property (regardless of when the same is commenced) shall strictly comply with all applicable CITY ordinances, resolutions, and codes, including site plan review procedures for each individual structure. Nothing herein shall be construed to excuse or release OWNER from compliance with the applicable laws, rules, and regulations of any other governmental entities, including but not limited to legal requirements for obtaining environmental permits.

KEN BURKE, CLERK OF COURT
AND COMPTROLLER PINELLAS COUNTY, FL
INST# 2019237841 07/29/2019 10:58 AM
OFF REC BK: 20630 PG: 2378-2402
DocType:GOV RECORDING: \$214.00

 (Mayor's Initials)

 (CEO's Initials)

4. At the time of annexation, the CITY will convert the then-existing County zoning of R-5 and land use classification of RLM to the CITY zoning of R-4 and land use classification of RLM.
5. Once the residential units have been built, sold and occupied, the new owner shall contact the CITY's Utility Billing Division, within fourteen (14) days, to establish customer solid waste and recycling collection services. Details regarding solid waste collection service days will be supplied to the contracting customer at the time service has been established with the CITY. Also, arrangements will be made at that time to have a recycling container delivered to the property at no charge to the customer. The recycling containers will remain the property of the City of Pinellas Park.
6. Nothing in this Agreement or otherwise shall be construed as requiring the CITY to construct or install any water or sanitary sewer lines or other improvements of any kind upon the above-referenced Property. The OWNER shall install water or sanitary sewer lines without cost to or reimbursement from the City.

The following constitute the special provisions herein:

7. The CITY agrees to accept the lots as existing nonconforming parcels.
8. As of the date of execution of this Agreement, the CITY agrees to allow the OWNER to begin construction on the first 15 parcels, further depicted and labeled as Parcels A, B, C, D, E, F, G, H, I, J, K, L, M, N and O on the Map of the Central Park Subdivision attached hereto and incorporated herein as Exhibit B, with the understanding that the OWNER will, within 180 days of the execution of this Agreement, apply for a Residential Planned Unit Development (RPUD) incorporating these 15 parcels, as well as the remaining parcels described in this Agreement and any other future acquired parcels by the OWNER that are within the City of Pinellas Park, and set to be developed as part of this project.
9. The CITY agrees to grant variances to the setback requirements for construction of Parcels A, B, C, D, E, F, G, H, I, J, K, L, M, N and O on the Map of the Central Park Subdivision Map (Exhibit B), to provide for front setbacks to be 20 feet, versus 25 feet, rear setbacks to be 10 feet, versus 20 feet. The CITY further agrees to grant variances to the setback requirements for construction on parcels depicted on the Central Park Subdivision Map (Exhibit B), as Parcel A and Parcel O, allowing for the secondary front street setbacks to be 10 feet, versus 12 feet.
10. For a period of ten (10) years from the date of execution of this Agreement, the CITY agrees to waive a portion of the CITY land development fees for future redevelopment of the properties listed in Exhibit "A" of this Agreement. This waiver of fees shall not exceed One Hundred Fifty Thousand Dollars (\$150,000.00) total, will include any variance and/or waiver application fees if applicable, but will not include a waiver of traffic impact fees.
11. For a period of ten (10) years from the date of execution of this Agreement, the CITY shall waive any required CITY Zoning application fee(s) (i.e. Residential Planned



(Mayor's Initials)



(CEO's Initials)

Urban Development (RPUD), Zoning change, waiver(s) and/or variance(s)) that may be needed to redevelop the Property in the future.

12. Within 180 days of the execution of this Agreement by the Parties herein, the OWNER shall make application to the CITY for the vacation of the west half of the platted alley located in Block C. Said vacation shall be initiated at no expense to the OWNER.
13. The CITY agrees to initiate the installment process for street lights along 67th Lane North, 67th Way North and 68th Street North as part of this Agreement within one (1) year.
14. The OWNER shall convey to the CITY by Warranty Deed, within 180 days of the execution of this Agreement, 7.5 feet of frontage for each lot on 67th Way N., and 67th Lane N., which shall thereafter be a CITY right-of-way and the CITY shall thereafter assume responsibility for maintenance of same.
15. The OWNER agrees to follow the Southwest Florida Water Management District (SWFWMD) guidelines for drainage and stormwater management.
16. The CITY agrees to waive the requirement of the installation of sidewalks. Within 180 days of the issuance of a Certificate of Occupancy for each residential unit, the CITY shall install sidewalks within the public rights-of-way within the development.

The following constitute miscellaneous provisions herein:

17. The OWNER further acknowledges that this Agreement shall be recorded in the Public Records of Pinellas County, Florida, and shall constitute a covenant running with the Property.
18. This Agreement shall be binding upon the Parties, their successors, assigns, and legal representatives; provided, however, that nothing herein shall be construed to prevent the sale or other transfer of the Property by OWNER or any of its successors in title subject to the provisions hereof.
19. This document embodies the whole agreement of the Parties. There are no promises, terms, conditions, or allegations by either Party other than those contained herein; and this document shall supersede all previous communications, representations, and-or agreements, whether written or verbal between the Parties hereto. This Agreement may be modified only in writing executed by the Parties and-or their successors in title, as the case may be.



(Mayor's Initials)



(CEO's Initials)

IN WITNESS WHEREOF, the parties hereto have caused this Agreement to be executed on the day and year first above written.

CITY OF PINELLAS PARK, FLORIDA:


SANDRA L. BRADBURY, MAYOR



ATTEST:


DIANE M. CORNA, MMC, CITY CLERK

HABITAT FOR HUMANITY OF
PINELLAS COUNTY, INC:


MICHAEL SUTTON, CEO

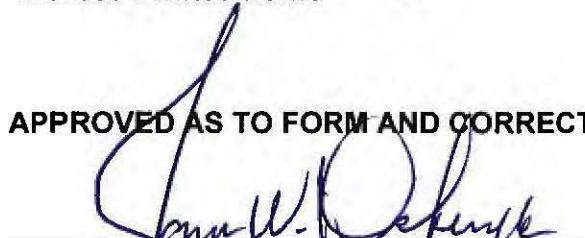

Witness (Signature)

STEPHANIE SCHLOS
Witness Printed Name


Witness (Signature)

Shannon Coughlin
Witness Printed Name

APPROVED AS TO FORM AND CORRECTNESS:


JAMES W. DENHARDT, CITY ATTORNEY
CITY OF PINELLAS PARK, FL

STATE OF FLORIDA
COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me this July 11, 2019, by SANDRA L. BRADBURY, Mayor, and DIANE M. CORNA, MMC, City Clerk, of the CITY OF PINELLAS PARK, FLORIDA, a municipal corporation, on behalf of whom the instrument was executed.

Nichole Strickland

Notary Public signature

Nichole Strickland

(Name of Notary typed, printed or stamped)



Personally known ☒ or produced identification

(SEAL ABOVE)

Type of identification produced

n/a

ATTENTION NOTARY: Although the information requested is OPTIONAL, it could prevent fraudulent attachment of this certificate to an unauthorized document.

THIS CERTIFICATE MUST BE Title or Type of Document Annexation Agreement

ATTACHED TO THE DOCUMENT Number of Pages 17 Date of Document _____ DESCRIBED AT

RIGHT: Signers Other Than Named Above NONE

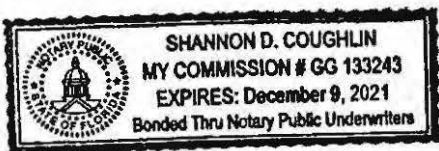
STATE OF FLORIDA
COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me this 7-10, 2019, by
KENNETH RUSH, COO of Habitat for Humanity of Pinellas County, Inc.
(Name of person acknowledging and title of position)

Shannon D. Coughlin

Notary Public signature

(Name of Notary typed, printed or stamped)



Personally known ☒ or produced identification

(SEAL ABOVE)

Type of identification produced

ATTENTION NOTARY: Although the information requested is OPTIONAL, it could prevent fraudulent attachment of this certificate to an unauthorized document.

THIS CERTIFICATE MUST BE Title or Type of Document Annexation Agreement

ATTACHED TO THE DOCUMENT Number of Pages 17 Date of Document _____ DESCRIBED AT

RIGHT: Signers Other Than Named Above NONE

ANNEXATION AGREEMENT

LEGAL DESCRIPTION

OWNER: HABITAT FOR HUMANITY OF PINELLAS COUNTY, INC.

PARCEL: 31-30-16-14598-005-0030

LOCATED AT: 67TH LANE, AND REFERRED TO HEREIN AS PARCEL 3 OF BLOCK E

ALL OF LOT 3, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0030

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-005-0040

LOCATED AT: 67TH LANE, AND REFERRED TO HEREIN AS PARCEL 4 OF BLOCK E

ALL OF LOT 4, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0040

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-005-0050

LOCATED AT: 67TH LANE, AND REFERRED TO HEREIN AS PARCEL 5 OF BLOCK E

ALL OF LOT 5, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0050.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-005-0060

LOCATED AT: 67TH LANE, AND REFERRED TO HEREIN AS PARCEL 6 OF BLOCK E

ALL OF LOT 6, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0060.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-005-0070

LOCATED AT: 67TH LANE, AND REFERRED TO HEREIN AS PARCEL 7 OF BLOCK E

ALL OF LOT 7, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0070.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-005-0160

LOCATED AT: 68TH STREET, AND REFERRED TO HEREIN AS PARCEL 16 OF BLOCK E

ALL OF LOT 16, AND THE WEST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE EAST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0160.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-005-0170

LOCATED AT: 68TH STREET, AND REFERRED TO HEREIN AS PARCEL 17 OF BLOCK E

ALL OF LOT 17, AND THE WEST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE EAST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0170.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-005-0180

LOCATED AT: 68TH STREET, AND REFERRED TO HEREIN AS PARCEL 18 OF BLOCK E

ALL OF LOT 18, AND THE WEST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE EAST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0180.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-005-0190

LOCATED AT: 68TH STREET, AND REFERRED TO HEREIN AS PARCEL 19 OF BLOCK E

ALL OF LOT 19, AND THE WEST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE EAST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0190.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-005-0200

LOCATED AT: 68TH STREET, AND REFERRED TO HEREIN AS PARCEL 20 OF BLOCK E

ALL OF LOT 20, AND THE WEST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE EAST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0200.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-005-0210

LOCATED AT: 68TH STREET, AND REFERRED TO HEREIN AS PARCEL 21 OF BLOCK E

ALL OF LOT 21, AND THE WEST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE EAST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA PARCEL#31-30-16-14598-005-0210.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC

PARCEL: 31-30-16-14598-005-0220

LOCATED AT: 68TH STREET, AND REFERRED TO HEREIN AS PARCEL 22 OF BLOCK E

ALL OF LOT 22, AND THE WEST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE EAST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0220.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-005-0230

LOCATED AT: 68TH STREET, AND REFERRED TO HEREIN AS PARCEL 23 OF BLOCK E

ALL OF LOT 23, AND THE WEST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE EAST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA PARCEL#31-30-16-14598-005-0230.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-005-0240

LOCATED AT: 68TH STREET, AND REFERRED TO HEREIN AS PARCEL 24 OF BLOCK E

ALL OF LOT 24, AND THE WEST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE EAST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0240.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-005-0250

LOCATED AT: 68TH STREET, AND REFERRED TO HEREIN AS PARCEL 25 OF BLOCK E

ALL OF LOT 25, AND THE WEST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE EAST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0250.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC

PARCEL: 31-30-16-14598-005-0260

LOCATED AT: 68TH STREET, AND REFERRED TO HEREIN AS PARCEL 26 OF BLOCK E

ALL OF LOT 26, AND THE WEST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE EAST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0260.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-005-0270

LOCATED AT: 68TH STREET, AND REFERRED TO HEREIN AS PARCEL 27 OF BLOCK E

ALL OF LOT 27, AND THE WEST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE EAST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0270.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-005-0280

LOCATED AT: 68TH STREET, AND REFERRED TO HEREIN AS PARCEL 28 OF BLOCK E

ALL OF LOT 28, AND THE WEST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE EAST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0280.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-005-0290

LOCATED AT: 68TH STREET, AND REFERRED TO HEREIN AS PARCEL 29 OF BLOCK E

ALL OF LOT 29, AND THE WEST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE EAST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0290.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-005-0300

LOCATED AT: 68TH STREET, AND REFERRED TO HEREIN AS PARCEL 30 OF BLOCK E

ALL OF LOT 30, AND THE WEST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE EAST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0300.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-004-0010

LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 1 OF BLOCK D

ALL OF LOT 1, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-004-0010.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-004-0020

LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 2 OF BLOCK D

ALL OF LOT 2, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-004 0020.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-004-0030

LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 3 OF BLOCK D

ALL OF LOT 3, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-004-0030.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-004-0040

LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 4 OF BLOCK D

ALL OF LOT 4, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-004-0040.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-004-0050

LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 5 OF BLOCK D

ALL OF LOT 5, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-004-0050.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16 14598-004-0060

LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 6 OF BLOCK D

ALL OF LOT 6, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-004 0060.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-004-0070

LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 7 OF BLOCK D

ALL OF LOT 7, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31 30-16-14598-004-0070.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16 14598-004-0080

LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 8 OF BLOCK D

ALL OF LOT 8, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-004-0080.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-004-0090

LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 9 OF BLOCK D

ALL OF LOT 9, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16 14598-004-0090.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-004-0100

LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 10 OF BLOCK D

ALL OF LOT 10, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-004-0100.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-004-0110

LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 11 OF BLOCK D

ALL OF LOT 11, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-004-0110.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-004-0120

LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 12 OF BLOCK D

ALL OF LOT 12, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-004-0120.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-004-0130

LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 13 OF BLOCK D

ALL OF LOT 13 AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-004-0130.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-004-0140

LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 14 OF BLOCK D

ALL OF LOT 14, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-004-0140.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-004-0150

LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 15 OF BLOCK D

ALL OF LOT 15, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-004-0150.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-004-0160

LOCATED AT: 67TH LANE, AND REFERRED TO HEREIN AS PARCEL 16 OF BLOCK D

ALL OF LOT 16, AND THE WEST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE EAST, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-004-0160.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-003-0160

LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 16 OF BLOCK C

LOT 16, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-003-0160.

A PARCEL CONTAINING 0.09 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-003-0170

LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 17 OF BLOCK C

LOT 17, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-003-0170

A PARCEL CONTAINING 0.09 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-003-0180
LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 18 OF BLOCK C

LOT 18, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-003-0180.

A PARCEL CONTAINING 0.09 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-003-0190
LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 19 OF BLOCK C

LOT 19, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-003-0190.

A PARCEL CONTAINING 0.09 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-003-0200
LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 20 OF BLOCK C

LOT 20, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-003-0200.

A PARCEL CONTAINING 0.09 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-003-0210
LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 21 OF BLOCK C

LOT 21, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-003-0210.
A PARCEL CONTAINING 0.09 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-003-0220
LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 22 OF BLOCK C

LOT 22, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-003-0220.

A PARCEL CONTAINING 0.09 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-003-0230
LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 23 OF BLOCK C

LOT 23, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-003-0230.

A PARCEL CONTAINING 0.09 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-003-0240
LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 24 OF BLOCK C

LOT 24, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-003-0240.

A PARCEL CONTAINING 0.09 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-003-0250
LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 25 OF BLOCK C

LOT 25, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-003-0250.

A PARCEL CONTAINING 0.09 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-003-0260
LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 26 OF BLOCK C

LOT 26, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-003-0260.

A PARCEL CONTAINING 0.09 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-003-0270
LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 27 OF BLOCK C

LOT 27, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-003-0270.

A PARCEL CONTAINING 0.09 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-003-0280
LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 28 OF BLOCK C

LOT 28, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-003-0280.

A PARCEL CONTAINING 0.09 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-003-0290
LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 29 OF BLOCK C

LOT 29, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31 30-16-14598-003-0290.

A PARCEL CONTAINING 0.09 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-003-0300

LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 30 OF BLOCK C

LOT 30, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-003-0300.

A PARCEL CONTAINING 0.09 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

RIGHT OF WAY AT 67TH WAY NORTH

THAT 45.00' RIGHT OF WAY, WEST OF AND ADJACENT TO LOTS 16 THROUGH 30, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, SAID RIGHT OF WAY IS BOUND ON THE NORTH BY THE SOUTH RIGHT OF WAY LINE OF 64TH AVENUE NORTH. AND BOUND ON THE SOUTH BY THE NORTH RIGHT OF WAY LINE OF 62ND AVENUE NORTH. THIS RIGHT OF WAY IS LOCATED IN SECTION 31, TOWNSHIP 30 SOUTH, RANGE 16 EAST.

A PARCEL CONTAINING 0.62 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

RIGHT OF WAY AT 68TH STREET NORTH

THAT 22.50' PORTION OF 68TH STREET RIGHT OF WAY, (CEDAR AVENUE PER PLAT), WEST OF AND ADJACENT TO LOTS 16 THROUGH 30, BLOCK E CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, SAID RIGHT OF WAY IS BOUND ON THE NORTH BY THE SOUTH RIGHT OF WAY LINE OF 64TH AVENUE NORTH, AND BOUND ON THE SOUTH BY THE NORTH RIGHT OF WAY LINE OF 62ND AVENUE NORTH. THIS RIGHT OF WAY IS LOCATED IN SECTION 31, TOWNSHIP 30 SOUTH, RANGE 16 EAST.

A PARCEL CONTAINING 0.31 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

RIGHT OF WAY AT 67TH LANE NORTH

THAT 22.50' PORTION OF 67TH LANE RIGHT OF WAY, (PINE AVENUE PER PLAT), EAST OF AND ADJACENT TO LOTS 3 THROUGH 7, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, THIS RIGHT OF WAY IS LOCATED IN SECTION 31, TOWNSHIP 30 SOUTH, RANGE 16 EAST.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

RIGHT OF WAY AT 67TH LANE NORTH

THAT 22.50' PORTION OF 67TH LANE RIGHT OF WAY, (PINE AVENUE PER PLAT), WEST OF AND ADJACENT TO LOT 16, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, THIS RIGHT OF WAY IS LOCATED IN SECTION 31, TOWNSHIP 30 SOUTH, RANGE 16 EAST.

A PARCEL CONTAINING 0.02 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

ALLEYWAY BETWEEN 62ND AVENUE AND 64TH AVENUE

THE WEST 8.00' OF A 16.00' ALLEYWAY, EAST OF AND ADJACENT TO LOTS 16 THROUGH 30, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, SAID PORTION OF ALLEYWAY IS BOUND ON THE NORTH BY THE SOUTH RIGHT OF WAY LINE OF 64TH AVENUE NORTH, AND BOUND ON THE SOUTH BY THE NORTH RIGHT OF WAY LINE OF 62ND AVENUE NORTH. THIS ALLEYWAY IS LOCATED IN SECTION 31 TOWNSHIP 30 SOUTH, RANGE 16 EAST.

A PARCEL CONTAINING 0.11 ACRES M.O.L

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
RIGHT OF WAY AT 64TH AVENUE NORTH

THAT PORTION OF 64TH AVENUE RIGHT OF WAY, BEING FURTHER DESCRIBED AS FOLLOWS: BEGIN AT THE NORTHEAST CORNER OF LOT 1, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, SAID POINT BEING THE POINT OF BEGINNING, RUN NORTH 89°45'05" WEST 108.00'; THENCE NORTH 00°31'26" EAST 30.00'; THENCE SOUTH 89°45'05" EAST 261.00'; THENCE SOUTH 00°31'26" WEST 30.00'; THENCE NORTH 89°45'05" WEST 153.00'; TO THE POINT OF BEGINNING.

A PARCEL CONTAINING 0.18 ACRES M.O.L

AND

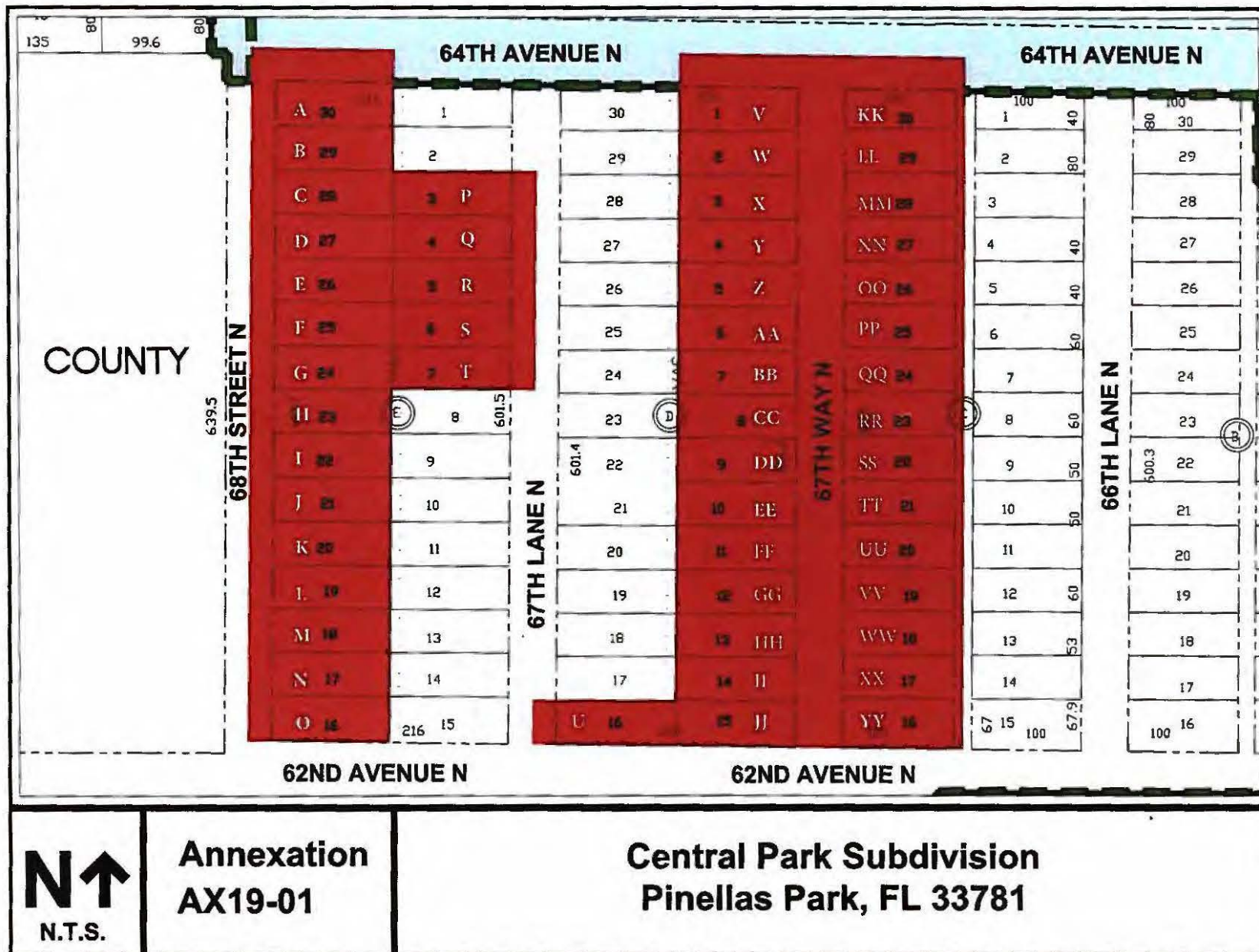
AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
RIGHT OF WAY AT 64TH AVENUE NORTH

THAT PORTION OF 64TH AVENUE RIGHT OF WAY, BEING FURTHER DESCRIBED AS FOLLOWS: BEGIN AT THE NORTHWEST CORNER OF LOT 30, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, SAID POINT BEING THE POINT OF BEGINNING, RUN NORTH 89°45'05" WEST 22.50'; THENCE NORTH 00°31'26" EAST 30.00'; THENCE SOUTH 89°45'05" EAST 130.5'; THENCE SOUTH 00°31'26" WEST 30.00'; THENCE NORTH 89°45'05" WEST 108.00'; TO THE POINT OF BEGINNING.

A PARCEL CONTAINING 0.09 ACRES M.O.L

PARCELS CONTAINING A TOTAL OF 6.42 ACRES M.O.L



PETITION FOR ANNEXATION TO THE CITY OF PINELLAS PARK, FLORIDA

The undersigned, being the sole OWNER (*"OWNER" is used herein for singular or plural, the singular shall include the plural, and any gender shall include all genders, as context requires*) of the following described real property located within Pinellas County, Florida, hereby consents and agrees to annexation of such property by the City of Pinellas Park, Florida, and further requests the City of Pinellas Park to forthwith undertake annexation proceedings to annex the said real property:

HABITAT FOR HUMANITY OF PINELLAS COUNTY, INC.

PARCEL: 31-30-16-14598-005-0030

LOCATED AT: 67TH LANE

ALL OF LOT 3, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0030.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-005-0040

LOCATED AT: 67TH LANE

ALL OF LOT 4, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0040.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-005-0050

LOCATED AT: 67TH LANE

ALL OF LOT 5, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0050.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-005-0060

LOCATED AT: 67TH LANE

ALL OF LOT 6, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0060.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-005-0070

LOCATED AT: 67TH LANE

ALL OF LOT 7, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0070.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-005-0160

LOCATED AT: 68TH STREET

ALL OF LOT 16, AND THE WEST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE EAST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0160.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-005-0170

LOCATED AT: 68TH STREET

ALL OF LOT 17, AND THE WEST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE EAST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0170.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-005-0180

LOCATED AT: 68TH STREET

ALL OF LOT 18, AND THE WEST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE EAST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0180.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-005-0190

LOCATED AT: 68TH STREET

ALL OF LOT 19, AND THE WEST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE EAST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0190.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-005-0200

LOCATED AT: 68TH STREET

AND

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-003-0270

LOCATED AT: 67TH WAY

LOT 27, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-003-0270.

A PARCEL CONTAINING 0.09 ACRES M.O.L.

AND

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-003-0280

LOCATED AT: 67TH WAY

LOT 28, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-003-0280.

A PARCEL CONTAINING 0.09 ACRES M.O.L.

AND

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-003-0290

LOCATED AT: 67TH WAY

LOT 29, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-003-0290.

A PARCEL CONTAINING 0.09 ACRES M.O.L.

AND

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-003-0300

LOCATED AT: 67TH WAY

LOT 30, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-003-0300.

A PARCEL CONTAINING 0.09 ACRES M.O.L.

AND

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

RIGHT OF WAY @ 67TH WAY NORTH

THAT 45.00' RIGHT OF WAY, WEST OF AND ADJACENT TO LOTS 16 THROUGH 30, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, SAID RIGHT OF WAY IS BOUND ON THE NORTH BY THE SOUTH RIGHT OF WAY LINE OF 64TH AVENUE NORTH, AND BOUND ON THE SOUTH BY THE NORTH RIGHT OF WAY LINE OF 62ND AVENUE NORTH. THIS RIGHT OF WAY IS LOCATED IN SECTION 31, TOWNSHIP 30 SOUTH, RANGE 16 EAST.

A PARCEL CONTAINING 0.62 ACRES M.O.L.

AND

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

RIGHT OF WAY @ 68TH STREET NORTH

THAT 22.50' PORTION OF 68TH STREET RIGHT OF WAY, (CEDAR AVENUE PER PLAT), WEST OF AND ADJACENT TO LOTS 16 THROUGH 30, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, SAID RIGHT OF WAY IS BOUND ON THE NORTH BY THE SOUTH RIGHT OF WAY LINE OF 64TH AVENUE NORTH, AND BOUND ON THE SOUTH BY THE NORTH RIGHT OF WAY LINE OF 62ND AVENUE NORTH. THIS RIGHT OF WAY IS LOCATED IN SECTION 31, TOWNSHIP 30 SOUTH, RANGE 16 EAST.

A PARCEL CONTAINING 0.31 ACRES M.O.L.

AND

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

RIGHT OF WAY @ 67TH LANE NORTH

THAT 22.50' PORTION OF 67TH LANE RIGHT OF WAY, (PINE AVENUE PER PLAT), EAST OF AND ADJACENT TO LOTS 3 THROUGH 7, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, THIS RIGHT OF WAY IS LOCATED IN SECTION 31, TOWNSHIP 30 SOUTH, RANGE 16 EAST.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

RIGHT OF WAY @ 67TH LANE NORTH

THAT 22.50' PORTION OF 67TH LANE RIGHT OF WAY, (PINE AVENUE PER PLAT), WEST OF AND ADJACENT TO LOT 16, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, THIS RIGHT OF WAY IS LOCATED IN SECTION 31, TOWNSHIP 30 SOUTH, RANGE 16 EAST.

A PARCEL CONTAINING 0.02 ACRES M.O.L.

AND

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

ALLEYWAY BETWEEN 62ND AVENUE AND 64TH AVENUE

THE WEST 8.00' OF A 16.00' ALLEYWAY, EAST OF AND ADJACENT TO LOTS 16 THROUGH 30, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, SAID PORTION OF ALLEYWAY IS BOUND ON THE NORTH BY THE SOUTH RIGHT OF WAY LINE OF 64TH AVENUE NORTH, AND BOUND ON THE SOUTH BY THE NORTH RIGHT OF WAY LINE OF 62ND AVENUE NORTH. THIS ALLEYWAY IS LOCATED IN SECTION 31, TOWNSHIP 30 SOUTH, RANGE 16 EAST.

A PARCEL CONTAINING 0.11 ACRES M.O.L.

AND

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

RIGHT OF WAY @ 64TH AVENUE NORTH

THAT PORTION OF 64TH AVENUE RIGHT OF WAY, BEING FURTHER DESCRIBED AS FOLLOWS: BEGIN AT THE NORTHEAST CORNER OF LOT 1, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, SAID POINT BEING THE POINT OF BEGINNING, RUN NORTH 89°45'05" WEST 108.00'; THENCE NORTH 00°31'26" EAST 30.00'; THENCE SOUTH 89°45'05" EAST 261.00'; THENCE SOUTH 00°31'26" WEST 30.00'; THENCE NORTH 89°45'05" WEST 183.00'; TO THE POINT OF BEGINNING.

A PARCEL CONTAINING 0.18 ACRES M.O.L.

AND

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

RIGHT OF WAY @ 64TH AVENUE NORTH

THAT PORTION OF 64TH AVENUE RIGHT OF WAY, BEING FURTHER DESCRIBED AS FOLLOWS: BEGIN AT THE NORTHWEST CORNER OF LOT 30, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, SAID POINT BEING THE POINT OF BEGINNING, RUN NORTH 89°45'05" WEST 22.50'; THENCE NORTH 00°31'26" EAST 30.00'; THENCE SOUTH 89°45'05" EAST 130.5'; THENCE SOUTH 00°31'26" WEST 30.00'; THENCE NORTH 89°45'05" WEST 108.00'; TO THE POINT OF BEGINNING.

A PARCEL CONTAINING 0.09 ACRES M.O.L.

Containing 6.42 acres MOL

(Petition continued)

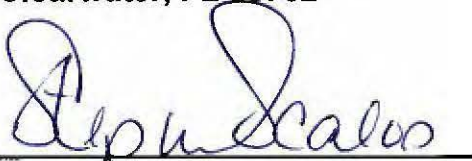
The names and addresses of the undersigned representing all of the legal owners of the above-described property are as follows:

Habitat for Humanity of Pinellas County, Inc.

Care of: Michael Sutton, CEO

13355 49th Street North

Clearwater, FL 33762



Witness (Signature)

STEPHANIE SCALOS

Witness Printed Name

CEO's Signature:



**MICHAEL SUTTON, CEO of Habitat for
Humanity of Pinellas County, Inc.**

Witness (Signature)

Witness Printed Name

ANNEXATION DATA SHEET

1. **PARCELS:**
See attached list in Exhibit "A"
2. **OWNER:**
Habitat for Humanity of Pinellas County, Inc.
3. **STREET ADDRESSES OF PROPERTY:**
Located between 62nd Avenue North and 64th Avenue North, and 68th Street North and 66th Lane North
4. **SIZE OF PROPERTY:**
Agreement = 6.42 Acres MOL
Ordinance = 6.42 Acres MOL
5. **COUNTY ZONING - LAND USE:**
R-5 / RLM
6. **CITY ZONING - LAND USE:**
R-4 / RLM
7. **EXISTING PROPERTY IMPROVEMENTS:**
None
8. **EXISTING BUSINESS ON PROPERTY:**
None
9. **EXISTING PROPERTY USE:**
Vacant land
10. **ANNEXATION AGREEMENT PROVISIONS:**
 - ♦ The City agrees to accept the lots as existing nonconforming parcels.
 - ♦ As of the date of execution of this Agreement, the City agrees to allow the Owner to begin construction on the first 15 parcels, further depicted and labeled as Parcels A, B, C, D, E, F, G, H, I, J, K, L, M, N and O on the Map of the Central Park Subdivision attached hereto and incorporated herein as Exhibit B, with the understanding that the Owner will, within 180 days of the execution of this Agreement, apply for a Residential Planned Unit Development (RPUD) incorporating these 15 parcels, as well as the remaining parcels described in this Agreement and any other future acquired parcels by the OWNER that are within the City of Pinellas Park, and set to be developed as part of this project.
 - ♦ The City agrees to grant variances to the setback requirements for construction of Parcels A, B, C, D, E, F, G, H, I, J, K, L, M, N and O on the Map of the Central Park Subdivision Map (Exhibit B), to provide for front setbacks to be 20 feet, versus 25 feet, rear setbacks to be 10 feet, versus 20 feet. The City further agrees to grant variances to the setback requirements for construction on parcels depicted on the Central Park

Subdivision Map (Exhibit B), as Parcel A and Parcel O, allowing for the secondary front street setbacks to be 10 feet, versus 12 feet.

- ◆ For a period of ten (10) years from the date of execution of this Agreement, the City agrees to waive a portion of the City land development fees for future redevelopment of the properties listed in Exhibit "A" of this Agreement. This waiver of fees shall not exceed One Hundred Fifty Thousand Dollars (\$150,000.00) total, will include any variance and/or waiver application fees if applicable, but will not include a waiver of traffic impact fees.
- ◆ For a period of ten (10) years from the date of execution of this Agreement, the City shall waive any required City Zoning application fee(s) (i.e. Residential Planned Urban Development (RPUD), Zoning change, waiver(s) and/or variance(s)) that may be needed to redevelop the Property in the future.
- ◆ Within 180 days of the execution of this Agreement by the Parties herein, the Owner shall make application to the City for the vacation of the west half of the platted alley located in Block C. Said vacation shall be initiated at no expense to the Owner.
- ◆ The City agrees to initiate the installment process for street lights along 67th Lane North, 67th Way North and 68th Street North as part of this Agreement within one (1) year.
- ◆ The Owner shall convey to the City by Warranty Deed, within 180 days of the execution of this Agreement, 7.5 feet of frontage for each lot on 67th Way N., and 67th Lane N., which shall thereafter be a City right-of-way and the City shall thereafter assume responsibility for maintenance of same.
- ◆ The Owner agrees to follow the Southwest Florida Water Management District (SWFWMD) guidelines for drainage and stormwater management.
- ◆ The City agrees to waive the requirement of the installation of sidewalks. Within 180 days of the issuance of a Certificate of Occupancy for each residential unit, the CITY shall install sidewalks within the public rights-of-way within the development.

11. OTHER PERTINENT INFORMATION:

Contiguous

12. PROPOSED PROPERTY USE:

Residential

13. PROPOSED PROPERTY IMPROVEMENTS:

Redevelopment of 51 vacant parcels into single family homes.

ADDENDUM TO ANNEXATION AGREEMENT

This **ADDENDUM TO ANNEXATION AGREEMENT** made and entered into this _____ day of _____, 2020, by and between the **CITY OF PINELLAS PARK, FLORIDA**, a municipal corporation (hereinafter called the "CITY"), and **HABITAT FOR HUMANITY OF PINELLAS COUNTY, INC.** (hereinafter called the "OWNER").

WHEREAS, the CITY and HABITAT FOR HUMANITY OF PINELLAS COUNTY, INC., entered into Annexation Agreement AX19-1 dated July 11, 2019 (hereinafter called the "Annexation Agreement"); and

WHEREAS, the OWNER has complied with the preliminary requirements of the Annexation

WHEREAS, since the time of the approval of the Annexation Agreement, there has been a material change of circumstances such that it is in the public interests to amend the Annexation Agreement; and

WHEREAS, the Parties have reached agreement with respect to the terms of the amendment of the Annexation Agreement, and wish to reduce their agreement in this regard to writing.

NOW, THEREFORE, for good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, it is agreed by and between the Parties as follows:

1. That the foregoing recitals are incorporated herein and made a part hereof.
2. That the CITY hereby approves the amended paragraph #9 to read as follows: The CITY agrees to grant variances to the setback requirements for construction of Parcels A, B, C, D, E, F, G, H, I, J, K, L, M, N and O on the Map of the Central Park Subdivision Map (Exhibit B), to provide for front setbacks to be 20 feet, versus 25 feet, rear setbacks to be 10 feet, versus 20 feet. The CITY further agrees to grant variances to the setback requirements for construction of Parcels P, Q, R, S, T, U, V, W, X, Y, Z, AA, BB, CC, DD, EE, FF, GG, HH, II, JJ, KK, LL, MM, NN, OO, PP, QQ, RR, SS, TT, UU, VV, WW, XX, AND YY on the Map of the Central Park Subdivision Map to provide for front setbacks to be 15 feet, versus 25 feet, rear setbacks to be 10 feet, versus 20 feet. The CITY further agrees to grant variances to the setback requirements for construction on parcels depicted on the Central Park Subdivision Map as Parcels A, O, U, V, JJ, KK, and YY allowing for the secondary front street setbacks to be 10 feet, versus 12 feet.
3. In the event of a conflict between the terms of the Annexation Agreement and this Addendum to Annexation Agreement, the terms of this Addendum to Annexation Agreement shall control.
4. That except as expressly amended hereby, the Annexation Agreement, AX19-1 shall remain in full force and effect.

_____ (Mayor's Initials)

_____ (Owner's Initials)

IN WITNESS WHEREOF, the Parties hereto have caused this Addendum to Annexation Agreement to be executed on the date first above written.

CITY OF PINELLAS PARK, FLORIDA

SANDRA L. BRADBURY, MAYOR

ATTEST:

**DIANE M. CORNA, MMC
CITY CLERK**

HABITAT FOR HUMANITY OF PINELLAS COUNTY, INC.:

MICHAEL SUTTON, CEO

APPROVED AS TO FORM AND CORRECTNESS:

By: _____
JAMES W. DENHARDT, CITY ATTORNEY

STATE OF FLORIDA
COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me by means of ☐ physical presence or ☐ online notarization this _____ day of _____, 2020, by SANDRA L. BRADBURY, Mayor and DIANE M. CORNA, MMC, City Clerk, respectively of the CITY OF PINELLAS PARK, on behalf of the Agency who is/are personally known to me or who has/have produced _____ as identification.

[Notary Seal]

Notary Public

Name printed, typed or stamped

My Commission Expires: _____

ATTENTION NOTARY: Although the information requested is OPTIONAL, it could prevent fraudulent attachment of this certificate to an unauthorized document.

THIS CERTIFICATE MUST BE Title or Type of Document Addendum to Annexation Agreement

ATTACHED TO THE DOCUMENT Number of Pages 5 Date of Document _____ DESCRIBED AT RIGHT:

Signers Other Than Named Above NONE

STATE OF FLORIDA
COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me by means of ☐ physical presence or ☐ online notarization this _____ day of _____, 2020, by MICHAEL SUTTON, CEO, respectively of HABITAT FOR HUMANITY OF PINELLAS COUNTY, INC., on behalf of the Agency who is/are personally known to me or who has/have produced _____ as identification.

[Notary Seal]

Notary Public

Name printed, typed or stamped

My Commission Expires: _____

ATTENTION NOTARY: Although the information requested is OPTIONAL, it could prevent fraudulent attachment of this certificate to an unauthorized document.

THIS CERTIFICATE MUST BE Title or Type of Document Addendum to Annexation Agreement

ATTACHED TO THE DOCUMENT Number of Pages 5 Date of Document _____ DESCRIBED AT

RIGHT: Signers Other Than Named Above NONE

ANNEXATION AGREEMENT

LEGAL DESCRIPTION

OWNER: HABITAT FOR HUMANITY OF PINELLAS COUNTY, INC.

PARCEL: 31-30-16-14598-005-0030
LOCATED AT: 67TH LANE, AND REFERRED TO HEREIN AS PARCEL 3 OF BLOCK E

ALL OF LOT 3, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0030.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-005-0040
LOCATED AT: 67TH LANE, AND REFERRED TO HEREIN AS PARCEL 4 OF BLOCK E

ALL OF LOT 4, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0040.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-005-0050
LOCATED AT: 67TH LANE, AND REFERRED TO HEREIN AS PARCEL 5 OF BLOCK E

ALL OF LOT 5, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0050.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-005-0060
LOCATED AT: 67TH LANE, AND REFERRED TO HEREIN AS PARCEL 6 OF BLOCK E

ALL OF LOT 6, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0060.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-005-0070
LOCATED AT: 67TH LANE, AND REFERRED TO HEREIN AS PARCEL 7 OF BLOCK E

ALL OF LOT 7, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0070.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-005-0160
LOCATED AT: 68TH STREET, AND REFERRED TO HEREIN AS PARCEL 16 OF BLOCK E

ALL OF LOT 16, AND THE WEST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE EAST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0160.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-005-0170
LOCATED AT: 68TH STREET, AND REFERRED TO HEREIN AS PARCEL 17 OF BLOCK E

ALL OF LOT 17, AND THE WEST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE EAST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0170.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-005-0180
LOCATED AT: 68TH STREET, AND REFERRED TO HEREIN AS PARCEL 18 OF BLOCK E

ALL OF LOT 18, AND THE WEST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE EAST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0180.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-005-0190
LOCATED AT: 68TH STREET, AND REFERRED TO HEREIN AS PARCEL 19 OF BLOCK E

ALL OF LOT 19, AND THE WEST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE EAST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0190.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-005-0200
LOCATED AT: 68TH STREET, AND REFERRED TO HEREIN AS PARCEL 20 OF BLOCK E

ALL OF LOT 20, AND THE WEST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE EAST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0200.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-005-0210
LOCATED AT: 68TH STREET, AND REFERRED TO HEREIN AS PARCEL 21 OF BLOCK E

ALL OF LOT 21, AND THE WEST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE EAST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0210.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-005-0220
LOCATED AT: 68TH STREET, AND REFERRED TO HEREIN AS PARCEL 22 OF BLOCK E

ALL OF LOT 22, AND THE WEST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE EAST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0220.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-005-0230
LOCATED AT: 68TH STREET, AND REFERRED TO HEREIN AS PARCEL 23 OF BLOCK E

ALL OF LOT 23, AND THE WEST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE EAST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0230.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-005-0240
LOCATED AT: 68TH STREET, AND REFERRED TO HEREIN AS PARCEL 24 OF BLOCK E

ALL OF LOT 24, AND THE WEST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE EAST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0240.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-005-0250
LOCATED AT: 68TH STREET, AND REFERRED TO HEREIN AS PARCEL 25 OF BLOCK E

ALL OF LOT 25, AND THE WEST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE EAST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0250.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-005-0260
LOCATED AT: 68TH STREET, AND REFERRED TO HEREIN AS PARCEL 26 OF BLOCK E

ALL OF LOT 26, AND THE WEST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE EAST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0260.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-005-0270
LOCATED AT: 68TH STREET, AND REFERRED TO HEREIN AS PARCEL 27 OF BLOCK E

ALL OF LOT 27, AND THE WEST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE EAST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0270.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-005-0280
LOCATED AT: 68TH STREET, AND REFERRED TO HEREIN AS PARCEL 28 OF BLOCK E

ALL OF LOT 28, AND THE WEST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE EAST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0280.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-005-0290
LOCATED AT: 68TH STREET, AND REFERRED TO HEREIN AS PARCEL 29 OF BLOCK E

ALL OF LOT 29, AND THE WEST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE EAST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0290.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-005-0300
LOCATED AT: 68TH STREET, AND REFERRED TO HEREIN AS PARCEL 30 OF BLOCK E

ALL OF LOT 30, AND THE WEST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE EAST, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-005-0300.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-004-0010
LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 1 OF BLOCK D

ALL OF LOT 1, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-004-0010.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-004-0020
LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 2 OF BLOCK D

ALL OF LOT 2, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-004-0020.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-004-0030
LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 3 OF BLOCK D

ALL OF LOT 3, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-004-0030.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-004-0040
LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 4 OF BLOCK D

ALL OF LOT 4, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-004-0040.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-004-0050
LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 5 OF BLOCK D

ALL OF LOT 5, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-004-0050.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-004-0060
LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 6 OF BLOCK D

ALL OF LOT 6, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-004-0060.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-004-0070
LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 7 OF BLOCK D

ALL OF LOT 7, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-004-0070.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-004-0080
LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 8 OF BLOCK D

ALL OF LOT 8, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-004-0080.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-004-0090
LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 9 OF BLOCK D

ALL OF LOT 9, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-004-0090.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-004-0100
LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 10 OF BLOCK D

ALL OF LOT 10, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-004-0100.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-004-0110

LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 11 OF BLOCK D

ALL OF LOT 11, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-004-0110.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-004-0120

LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 12 OF BLOCK D

ALL OF LOT 12, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-004-0120.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-004-0130

LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 13 OF BLOCK D

ALL OF LOT 13, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-004-0130.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-004-0140

LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 14 OF BLOCK D

ALL OF LOT 14, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-004-0140.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-004-0150

LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 15 OF BLOCK D

ALL OF LOT 15, AND THE EAST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE WEST, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-004-0150.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-004-0160
LOCATED AT: 67TH LANE, AND REFERRED TO HEREIN AS PARCEL 16 OF BLOCK D

ALL OF LOT 16, AND THE WEST 1-2 OF A VACATED 16.00 FEET ALLEY ADJACENT ON THE EAST, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-004-0160.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-003-0160
LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 16 OF BLOCK C

LOT 16, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-003-0160.

A PARCEL CONTAINING 0.09 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-003-0170
LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 17 OF BLOCK C

LOT 17, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-003-0170.

A PARCEL CONTAINING 0.09 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-003-0180
LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 18 OF BLOCK C

LOT 18, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-003-0180.

A PARCEL CONTAINING 0.09 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-003-0190
LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 19 OF BLOCK C

LOT 19, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-003-0190.

A PARCEL CONTAINING 0.09 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-003-0200
LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 20 OF BLOCK C

LOT 20, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12,
PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-003-0200.

A PARCEL CONTAINING 0.09 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-003-0210
LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 21 OF BLOCK C

LOT 21, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12,
PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-003-0210.

A PARCEL CONTAINING 0.09 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-003-0220
LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 22 OF BLOCK C

LOT 22, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12,
PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-003-0220.

A PARCEL CONTAINING 0.09 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-003-0230
LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 23 OF BLOCK C

LOT 23, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12,
PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-003-0230.

A PARCEL CONTAINING 0.09 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-003-0240
LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 24 OF BLOCK C

LOT 24, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12,
PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-003-0240.

A PARCEL CONTAINING 0.09 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
PARCEL: 31-30-16-14598-003-0250
LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 25 OF BLOCK C

LOT 25, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-003-0250.

A PARCEL CONTAINING 0.09 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-003-0260

LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 26 OF BLOCK C

LOT 26, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-003-0260.

A PARCEL CONTAINING 0.09 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-003-0270

LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 27 OF BLOCK C

LOT 27, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-003-0270.

A PARCEL CONTAINING 0.09 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-003-0280

LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 28 OF BLOCK C

LOT 28, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-003-0280.

A PARCEL CONTAINING 0.09 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-003-0290

LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 29 OF BLOCK C

LOT 29, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-003-0290.

A PARCEL CONTAINING 0.09 ACRES M.O.L.

AND

AX19-01

HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.

PARCEL: 31-30-16-14598-003-0300

LOCATED AT: 67TH WAY, AND REFERRED TO HEREIN AS PARCEL 30 OF BLOCK C

LOT 30, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PARCEL#31-30-16-14598-003-0300.

A PARCEL CONTAINING 0.09 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
RIGHT OF WAY AT 67TH WAY NORTH

THAT 45.00' RIGHT OF WAY, WEST OF AND ADJACENT TO LOTS 16 THROUGH 30, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, SAID RIGHT OF WAY IS BOUND ON THE NORTH BY THE SOUTH RIGHT OF WAY LINE OF 64TH AVENUE NORTH, AND BOUND ON THE SOUTH BY THE NORTH RIGHT OF WAY LINE OF 62ND AVENUE NORTH. THIS RIGHT OF WAY IS LOCATED IN SECTION 31, TOWNSHIP 30 SOUTH, RANGE 16 EAST.

A PARCEL CONTAINING 0.62 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
RIGHT OF WAY AT 68TH STREET NORTH

THAT 22.50' PORTION OF 68TH STREET RIGHT OF WAY, (CEDAR AVENUE PER PLAT), WEST OF AND ADJACENT TO LOTS 16 THROUGH 30, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, SAID RIGHT OF WAY IS BOUND ON THE NORTH BY THE SOUTH RIGHT OF WAY LINE OF 64TH AVENUE NORTH, AND BOUND ON THE SOUTH BY THE NORTH RIGHT OF WAY LINE OF 62ND AVENUE NORTH. THIS RIGHT OF WAY IS LOCATED IN SECTION 31, TOWNSHIP 30 SOUTH, RANGE 16 EAST.

A PARCEL CONTAINING 0.31 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
RIGHT OF WAY AT 67TH LANE NORTH

THAT 22.50' PORTION OF 67TH LANE RIGHT OF WAY, (PINE AVENUE PER PLAT), EAST OF AND ADJACENT TO LOTS 3 THROUGH 7, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, THIS RIGHT OF WAY IS LOCATED IN SECTION 31, TOWNSHIP 30 SOUTH, RANGE 16 EAST.

A PARCEL CONTAINING 0.10 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
RIGHT OF WAY AT 67TH LANE NORTH

THAT 22.50' PORTION OF 67TH LANE RIGHT OF WAY, (PINE AVENUE PER PLAT), WEST OF AND ADJACENT TO LOT 16, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, THIS RIGHT OF WAY IS LOCATED IN SECTION 31, TOWNSHIP 30 SOUTH, RANGE 16 EAST.

A PARCEL CONTAINING 0.02 ACRES M.O.L.

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
ALLEYWAY BETWEEN 62ND AVENUE AND 64TH AVENUE

THE WEST 8.00' OF A 16.00' ALLEYWAY, EAST OF AND ADJACENT TO LOTS 16 THROUGH 30, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, SAID PORTION OF ALLEYWAY IS BOUND ON THE NORTH BY THE SOUTH RIGHT OF WAY LINE OF 64TH AVENUE NORTH, AND BOUND ON THE SOUTH BY THE

NORTH RIGHT OF WAY LINE OF 62ND AVENUE NORTH. THIS ALLEYWAY IS LOCATED IN SECTION 31, TOWNSHIP 30 SOUTH, RANGE 16 EAST.

A PARCEL CONTAINING 0.11 ACRES M.O.L

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
RIGHT OF WAY AT 64TH AVENUE NORTH

THAT PORTION OF 64TH AVENUE RIGHT OF WAY, BEING FURTHER DESCRIBED AS FOLLOWS: BEGIN AT THE NORTHEAST CORNER OF LOT 1, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, SAID POINT BEING THE POINT OF BEGINNING, RUN NORTH 89°45'05" WEST 108.00'; THENCE NORTH 00°31'26" EAST 30.00'; THENCE SOUTH 89°45'05" EAST 261.00'; THENCE SOUTH 00°31'26" WEST 30.00'; THENCE NORTH 89°45'05" WEST 153.00'; TO THE POINT OF BEGINNING.

A PARCEL CONTAINING 0.18 ACRES M.O.L

AND

AX19-01
HABITAT FOR HUMANITY OF PINELLAS COUNTY INC.
RIGHT OF WAY AT 64TH AVENUE NORTH

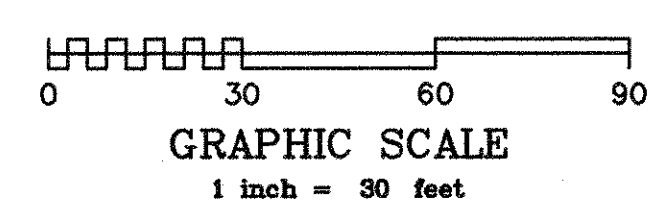
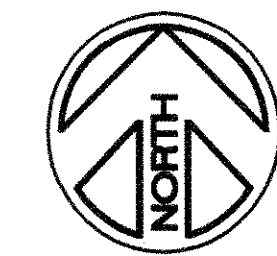
THAT PORTION OF 64TH AVENUE RIGHT OF WAY, BEING FURTHER DESCRIBED AS FOLLOWS: BEGIN AT THE NORTHWEST CORNER OF LOT 30, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, SAID POINT BEING THE POINT OF BEGINNING, RUN NORTH 89°45'05" WEST 22.50'; THENCE NORTH 00°31'26" EAST 30.00'; THENCE SOUTH 89°45'05" EAST 130.5'; THENCE SOUTH 00°31'26" WEST 30.00'; THENCE NORTH 89°45'05" WEST 108.00'; TO THE POINT OF BEGINNING.

A PARCEL CONTAINING 0.09 ACRES M.O.L

PARCELS CONTAINING A TOTAL OF 6.42 ACRES M.O.L.

SECTION 31, TWP. 30 S., RNG. 16 E., PINELLAS COUNTY, FLORIDA

Exhibit D (4 pages)



LEGEND
 --- 2' CONCRETE CURB
 F.P.C. - FLORIDA POWER CORPORATION

FUD proposed setbacks:
 Front 15'
 Side 5'
 Rear 10'
 Front side 10'

12' wide driveway

LEGAL DESCRIPTION

PARCEL 1:

THE EAST 7.50 FEET OF LOTS 1 THROUGH 8, BLOCK E, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA; BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF LOT 1, BLOCK E, CENTRAL PARK, RUN S0022°40'E ALONG THE WEST RIGHT-OF-WAY LINE OF 67TH LANE NORTH TO THE SOUTHEAST CORNER OF LOT 8, BLOCK E, CENTRAL PARK, A DISTANCE OF 320.00 FEET; THENCE RUN N89°44'04"W ALONG THE SOUTHERLY LINE OF LOT 8, BLOCK E, A DISTANCE OF 7.50 FEET; THENCE DEPARTING FROM SAID SOUTHERLY LINE RUN N0022°40'E, A DISTANCE OF 320.01 FEET TO THE NORTHERLY LINE OF LOT 1; THENCE ALONG SAID NORTHERLY LINE RUN S89°37'20"E, A DISTANCE OF 7.50 FEET TO THE POINT OF BEGINNING ALSO KNOWN AS THE NORTHEAST CORNER OF LOT 1, BLOCK E OF THE AFORESAID PLAT.

PARCEL 2:

THE EAST 7.50 FEET OF LOTS 1 THROUGH 16, BLOCK D, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA; BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF LOT 1, BLOCK D, CENTRAL PARK, RUN S0022°40'E ALONG THE WEST RIGHT-OF-WAY LINE OF 67TH WAY NORTH TO THE SOUTHEAST CORNER OF LOT 15, BLOCK D, CENTRAL PARK, A DISTANCE OF 601.22 FEET; THENCE RUN N89°37'20"W ALONG THE SOUTHERLY LINE OF LOT 15, BLOCK D, A DISTANCE OF 7.50 FEET; THENCE DEPARTING FROM SAID SOUTHERLY LINE RUN N0022°40'E, A DISTANCE OF 601.22 FEET TO THE NORTHERLY LINE OF LOT 1; THENCE ALONG SAID NORTHERLY LINE RUN S89°37'20"E, A DISTANCE OF 7.50 FEET TO THE POINT OF BEGINNING ALSO KNOWN AS THE NORTHEAST CORNER OF LOT 1, BLOCK D OF THE AFORESAID PLAT;

TOGETHER WITH

A POINT BEGINNING AT THE SOUTHWEST CORNER OF LOT 16, BLOCK D, CENTRAL PARK, RUN N0022°40'E ALONG THE EAST RIGHT-OF-WAY LINE OF 67TH LANE NORTH, A DISTANCE OF 41.47 FEET TO THE NORTHWEST CORNER OF SAID LOT; THENCE RUN S89°37'20"E ALONG THE NORTHERLY LINE OF LOT 16, A DISTANCE OF 7.50 FEET; THENCE DEPARTING FROM NORTHERLY LINE RUN S0022°40'W, A DISTANCE OF 41.47 FEET TO A POINT ALONG THE SOUTHERLY LINE OF LOT 16, BLOCK D; THENCE RUN N89°37'20"W ALONG SAID SOUTHERLY LINE A DISTANCE OF 7.50 FEET TO THE POINT OF BEGINNING ALSO KNOWN AS THE SOUTHWEST CORNER OF LOT 16, BLOCK D OF THE AFORESAID PLAT.

PARCEL 3:

THE EAST 7.50 FEET OF LOTS 16 THROUGH 30, BLOCK C, CENTRAL PARK, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 12, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA; BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF LOT 16, BLOCK C, CENTRAL PARK, RUN N0022°40'E ALONG THE EAST RIGHT-OF-WAY LINE OF 67TH WAY NORTH TO THE NORTHWEST CORNER OF LOT 30, BLOCK C, CENTRAL PARK, A DISTANCE OF 601.17 FEET; THENCE RUN S89°37'20"E ALONG THE NORTHERLY LINE OF LOT 30, BLOCK C, A DISTANCE OF 7.50 FEET; THENCE DEPARTING FROM SAID NORTHERLY LINE RUN S0022°40'W, A DISTANCE OF 601.17 FEET TO A POINT ON THE SOUTHERLY LINE OF LOT 16; THENCE ALONG SAID SOUTHERLY LINE RUN N89°37'20"W, A DISTANCE OF 7.50 FEET TO THE POINT OF BEGINNING ALSO KNOWN AS THE SOUTHWEST CORNER OF LOT 16, BLOCK C OF THE AFORESAID PLAT.

FLOOD ZONE

THE ABOVE DESCRIBED PROPERTY APPEARS TO BE IN ZONE X, IN ACCORDANCE WITH THE FIRM MAP OF PINELLAS COUNTY, COMMUNITY NUMBER 125139 (MAP NUMBER 12103C-0203-H), MAP DATED AUGUST 18, 2009.

PREPARED FOR

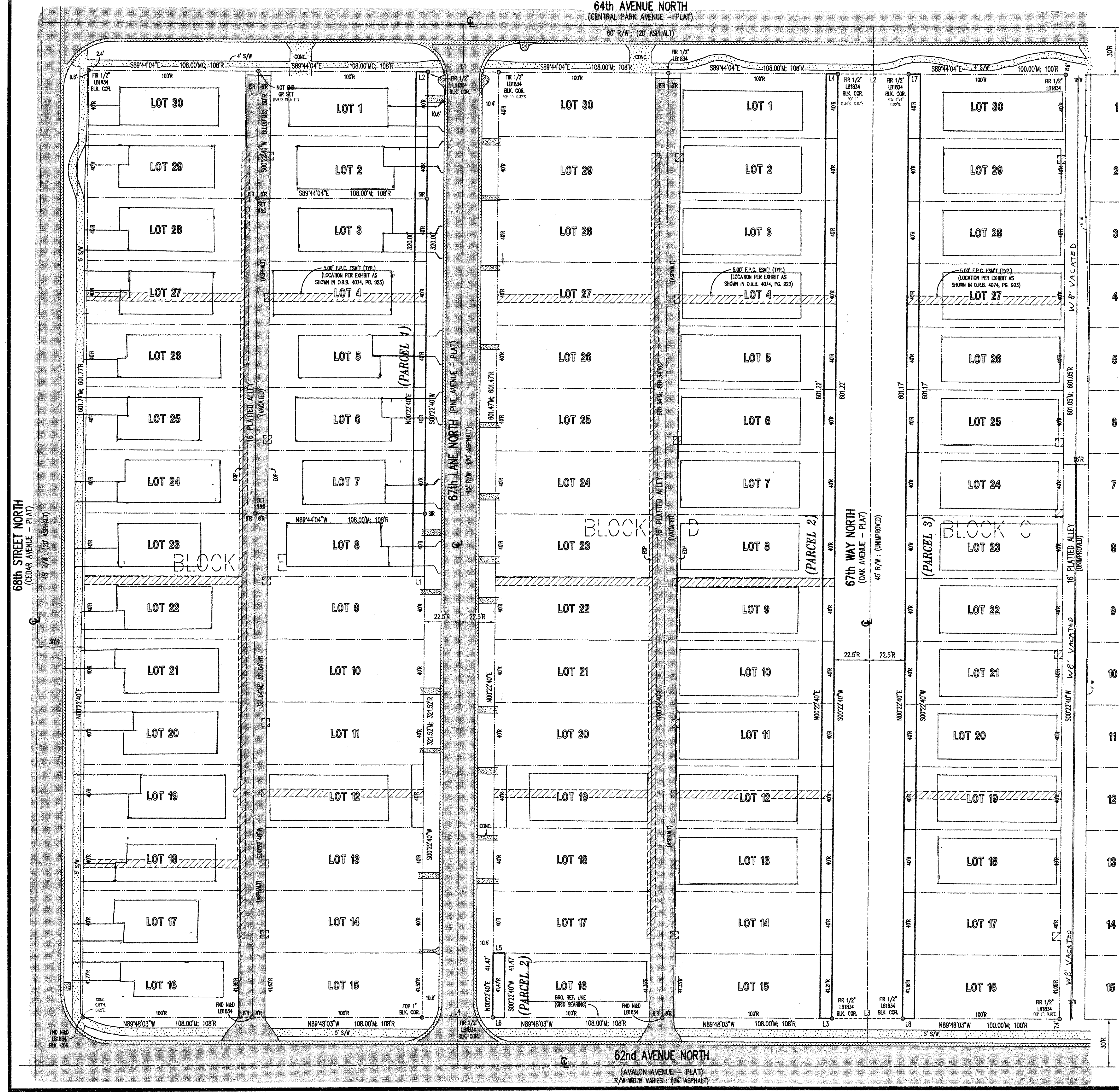
HABITAT FOR HUMANITY OF PINELLAS COUNTY, INC.; PINELLAS COUNTY; & FIRST AMERICAN TITLE

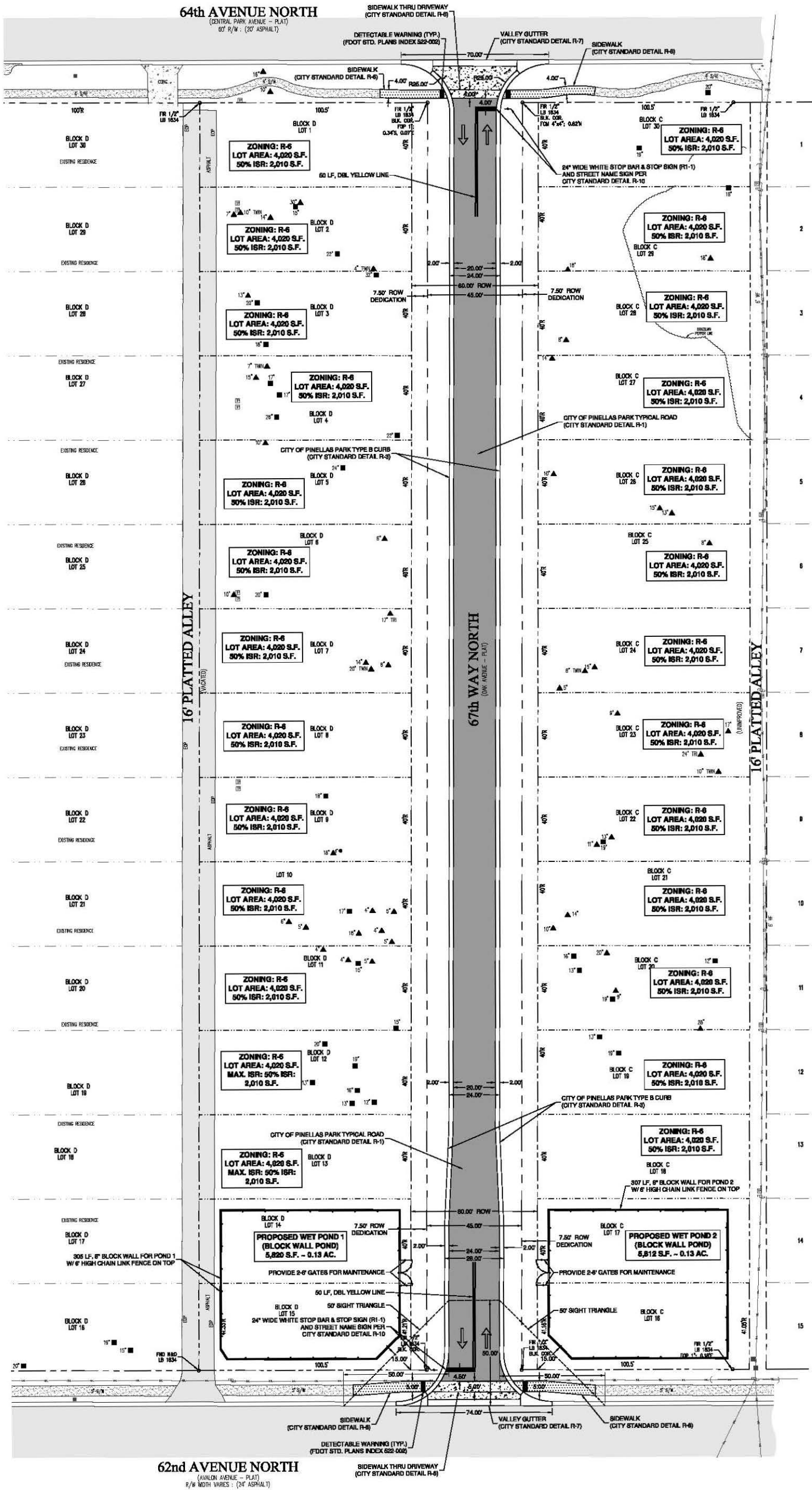
LINE L1 N89°37'20"W - 7.50'	LINE L5 S89°37'20"E - 7.50'
LINE L2 S89°37'20"E - 7.50'	LINE L6 N89°37'20"W - 7.50'
LINE L3 N89°37'20"W - 7.50'	LINE L7 S89°37'20"E - 7.50'
LINE L4 S89°37'20"E - 7.50'	LINE L8 N89°37'20"W - 7.50'

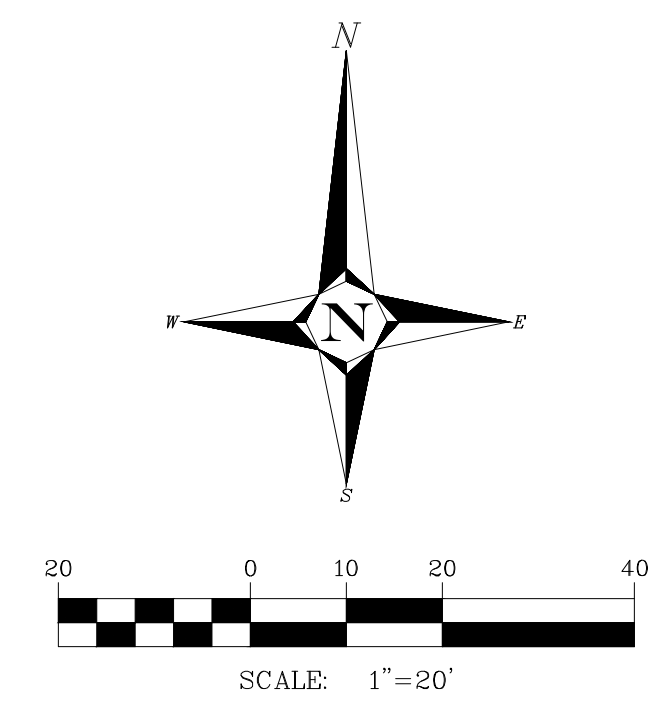
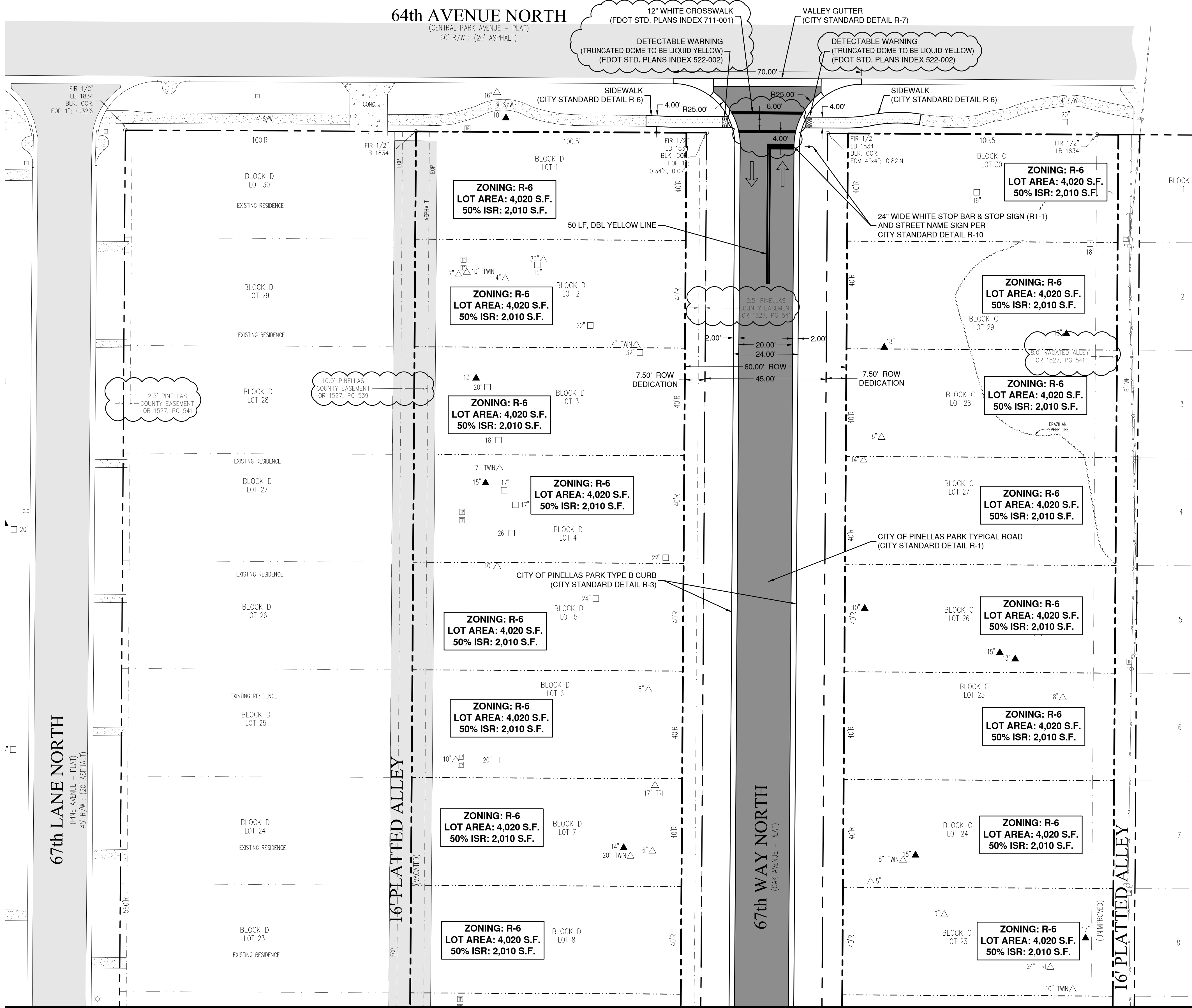
RECORD SURVEY - SHEET 1 OF 2

CERTIFICATION: I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THAT THE SURVEY SHOWN HEREON SUBSTANTIALLY MEETS THE STANDARDS OF PRACTICE FOR LAND SURVEYING DESCRIBED IN THE STATE OF FLORIDA RULE 61-17, F.A.C. FURTHERMORE, THIS CERTIFICATION SHALL NOT EXTEND TO ANY OTHER PERSONS OR PARTIES OTHER THAN THOSE NAMED ON THIS SURVEY AND SHALL NOT BE VALID AND BINDING AGAINST THE UNDERSIGNED SURVEYOR WITHOUT THE ORIGINAL RAISED SEAL AND SIGNATURE OF THE FLORIDA LICENSED SURVEYOR AND MAPPER.		JOB NUMBER: 180170H	DATE SURVEYED: 12-11-2019
		DRAWING FILE: 180170H.DWG	DATE DRAWN: 2-28-2020
		LAST REVISION: N/A	X REFERENCE: 180170
GEORGE A. SHIMP II & ASSOCIATES, INCORPORATED LAND SURVEYORS LAND PLANNERS 3301 DeSOTO BOULEVARD, SUITE D PALM BEACH, FLORIDA 33462 PHONE (734) 784-5406 FAX (734) 786-1256		U.S. LB 1834	
		GEORGE A. SHIMP II, FLORIDA REGISTERED LAND SURVEYOR No. 2512	

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SITE SUMMARY			
67TH WAY NORTH ROW			
IMPERVIOUS	19,616 S.F.	0.45 AC. (54%)	
PERVIOUS	16,456 S.F.	0.38 AC. (46%)	
TOTAL AREA	36,072 S.F.	0.83 AC. (100%)	
BLOCK D, LOTS 1-15			
IMPERVIOUS	26,130 S.F.	0.60 AC. (44%)	
PERVIOUS	28,479 S.F.	0.66 AC. (47%)	
POND 1	5,820 S.F.	0.13 AC. (9%)	
TOTAL AREA	60,429 S.F.	1.39 AC. (100%)	
BLOCK C, LOTS 16-30			
IMPERVIOUS	26,130 S.F.	0.60 AC. (44%)	
PERVIOUS	28,468 S.F.	0.66 AC. (47%)	
POND 2	5,812 S.F.	0.13 AC. (9%)	
TOTAL AREA	60,410 S.F.	1.39 AC. (100%)	

SITE LEGEND	
	DENOTES PROPOSED ASPHALT PAVEMENT
	DENOTES PROPOSED CONCRETE WALKS/PATHS
	DENOTES PROPOSED CONCRETE PAVEMENT
	DENOTES SIDEWALK W/ TRUNCATED DOME
	TRAFFIC CIRCULATION (NOT FOR PAINTING)

VICKSTROM ENGINEERING SERVICES, INC.

505 20th Avenue NE
St. Petersburg, FL 33704
Telephone No. (727) 894-0404
CA No. 30184

SITE PLAN - NORTH

HABITAT FOR HUMANITY - PINELLAS COUNTY
RESIDENTIAL DEVELOPMENT

CLIENT

Habitat for Humanity
Pinellas County
13355 49th Street North
Clearwater, Florida 33762
Telephone No. (727) 536-4755

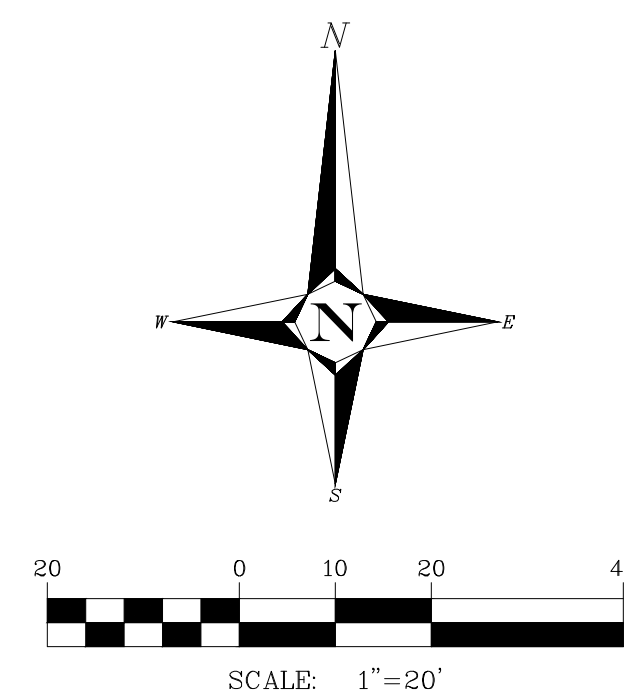
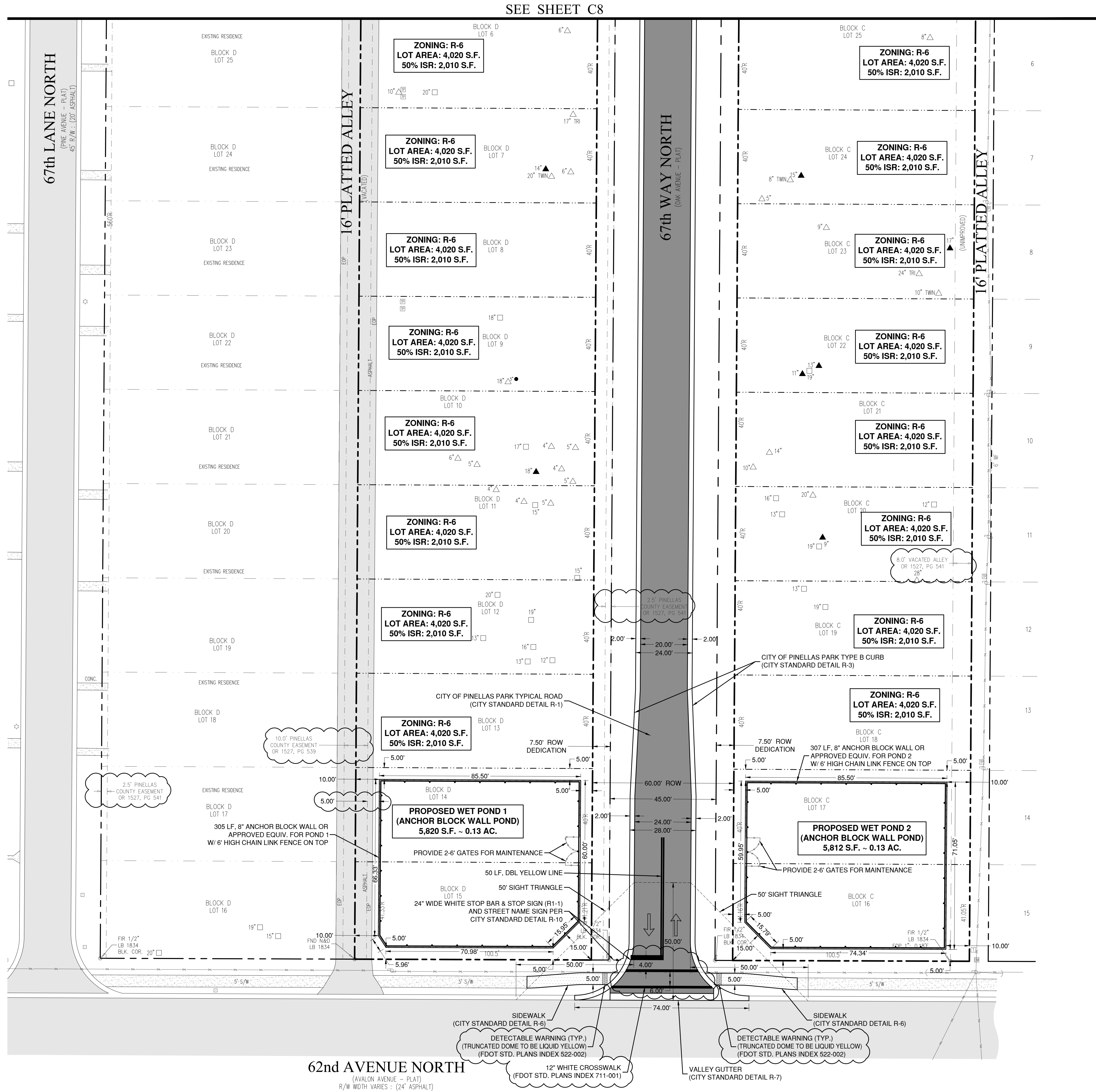
REVISIONS:

CITY COMMENTS	05.04.20

Daniel M. Vickstrom, P.E.
P.E. No. 46090
State of Florida

DATE:	03.18.20
SCALE:	1"=20'
DRN. BY:	KES
CHK'D BY:	DMV
PROJ. No.	13403-1

Sheet C8



SITE SUMMARY

67TH WAY NORTH ROW	36,072 S.F. ~ 0.83 ACRES
IMPERVIOUS PERVIOUS	19,616 S.F. 0.45 AC. (54%)
PERVIOUS	16,456 S.F. 0.38 AC. (46%)
TOTAL AREA	36,072 S.F. 0.83 AC. (100%)

BLOCK D, LOTS 1-15

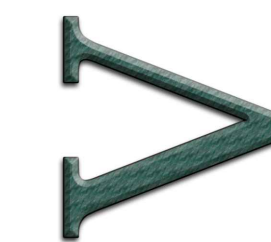
IMPERVIOUS	26,130 S.F.	0.60 AC. (44%)
PERVIOUS	28,479 S.F.	0.66 AC. (47%)
POND 1	5,820 S.F.	0.13 AC. (9%)
TOTAL AREA	60,429 S.F.	1.39 AC. (100%)

BLOCK C, LOTS 16-30

IMPERVIOUS	26,130 S.F.	0.60 AC. (44%)
PERVIOUS	28,468 S.F.	0.66 AC. (47%)
POND 2	5,812 S.F.	0.13 AC. (9%)
TOTAL AREA	60,410 S.F.	1.39 AC. (100%)

SITE LEGEND

- DENOTES PROPOSED ASPHALT PAVEMENT
- DENOTES PROPOSED CONCRETE WALKS/PATHS
- ▨ DENOTES PROPOSED CONCRETE PAVEMENT
- ▤ DENOTES SIDEWALK W/ TRUNCATED DOME
- TRAFFIC CIRCULATION (NOT FOR PAINTING)



Aerial Map

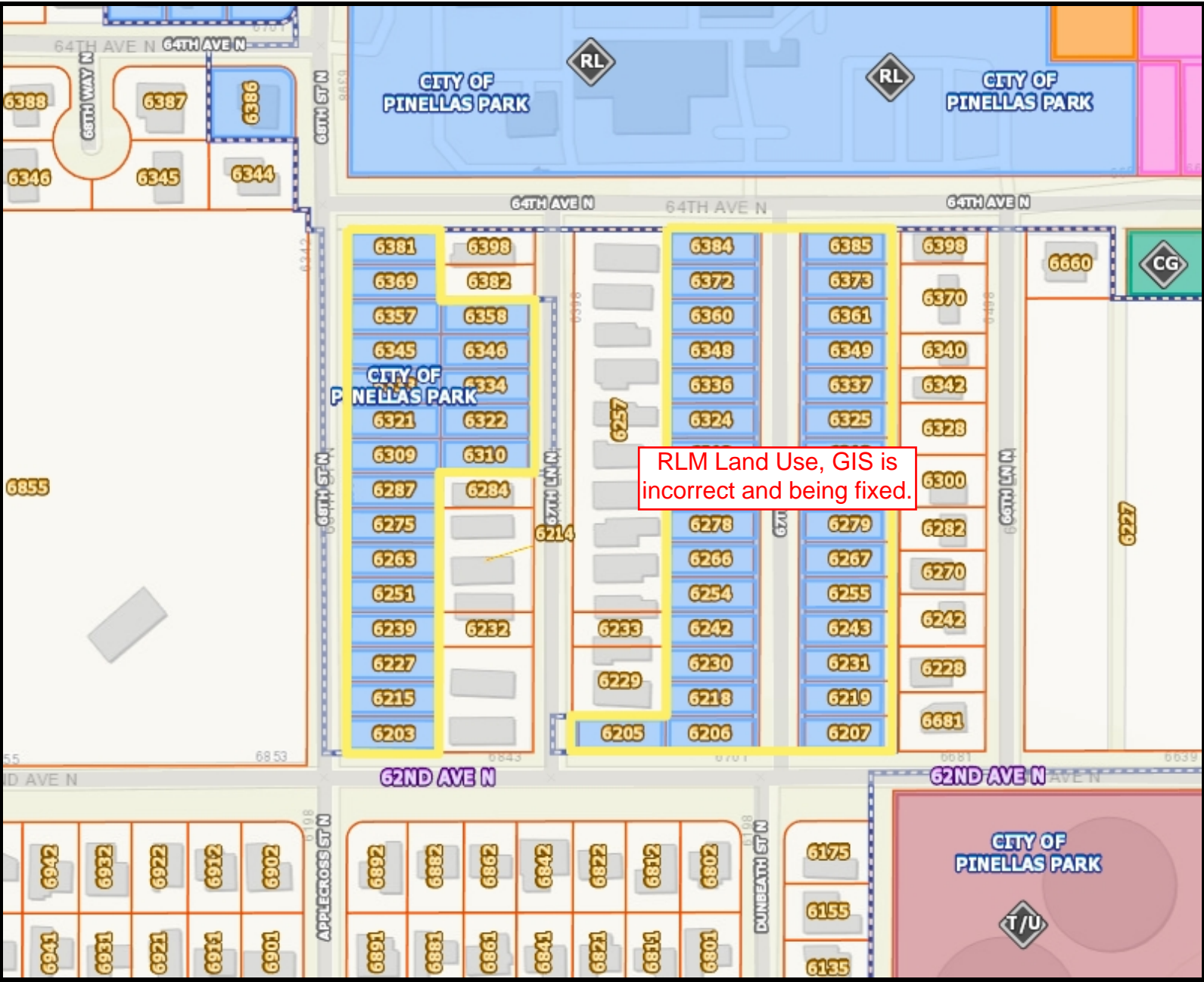
Legend

- ✦ Master Address Points
- Centerlines
- Private Roads
- ▤ Pinellas Park
- ▤ Medical District
- ▤ Community Redevelopment Area
- ▤ Rights of Way
- ▤ Unincorporated
- ▤ Parcel Lines



Notes:

Land Use Map



- Legend**
- Master Address Points
 - Centerlines
 - Private Roads
 - Pinellas Park
 - Rights of Way
- Land Use Borders**
- Commercial General - CG
 - Commercial General (Residential Medium) - CG(R)
 - Commercial Neighborhood - CN
 - Community Redevelopment District - CRD
 - Industrial General - IG
 - Industrial Limited - IL
 - Institutional - INS
 - Preservation - P
 - Residential/Office/Retail - R/O/R
 - Residential/Office General - R/OG
 - Residential/Open Space - R/OS
 - Residential Low - RL
 - Residential Low Medium - RLM
 - Residential Medium - RM
 - Residential Suburban - RS
 - Residential Urban - RU
 - Residential Urban (Commercial General) - RU(CG)
 - Residential Urban (Residential Low) - RU(RL)
 - Transportation/Utility - T/U
- Land Use Fill**
- Commercial General - CG
 - Commercial General (Residential Medium) - CG(R)
 - Commercial Neighborhood - CN
 - Commercial Recreation - CR
 - Community Redevelopment District - CRD
 - Industrial General - IG
 - Industrial Limited - IL
 - Institutional - INS
 - Preservation - P
 - Residential/Office/Retail - R/O/R
 - Residential/Office General - R/OG
 - Recreation/Open Space - R/OS
 - Residential Facilities High - RFH
 - Residential Low - RL
 - Residential Low Medium - RLM

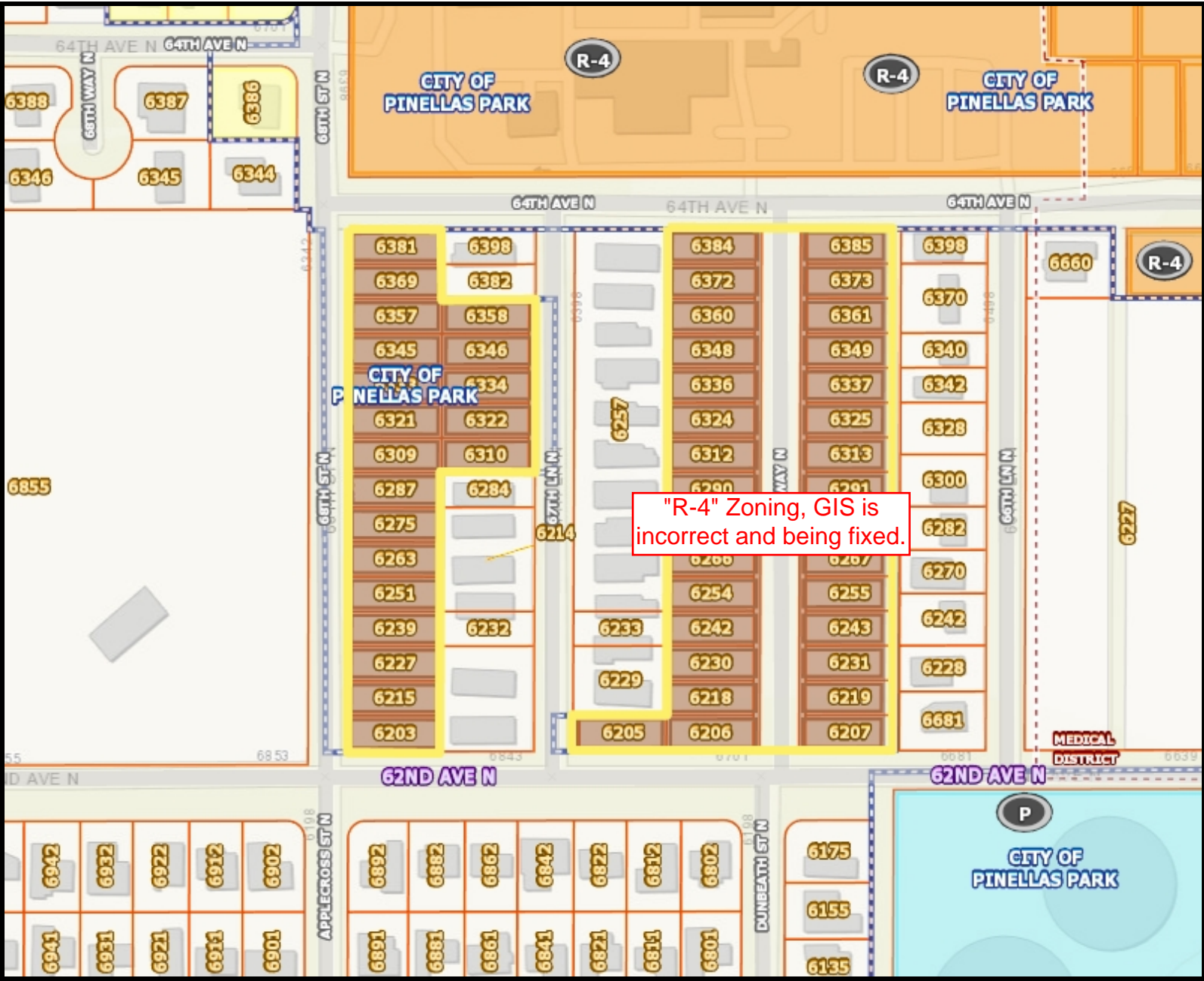
188.1 0 94.04 188.1 Feet

1: 2,257

Notes:



Zoning Map



Legend

- Master Address Points
- Centerlines
- Private Roads
- Pinellas Park
- Medical District
- Community Redevelopment Area
- Rights of Way
- Zoning Borders
 - General Commercial - B-1
 - Heavy Commercial - CH
 - Commercial Neighborhood - CN
 - Commercial Planned Unit Development - CPUD
 - Farm - F
 - General Office - GO
 - Heavy Industrial - IH
 - Industrial Planned Unit Development - IPUD
 - Light Industrial - M-1
 - Residential / Office / Retail - ROR
 - Mixed Use Development - MXD
 - Mixed Unit Development - MXD-2
 - Open Space - O/S
 - Public - P
 - Preservation - PRES.
 - Single Family Residential - R-1
 - Single Family Residential - R-2
 - Single Family Residential - R-3
 - Duplex Residential - R-4
 - Multifamily Residential - R-5
 - Multifamily Residential/Commercial - R-6
 - Single Family Residential Estate - R-E
 - Residential Planned Unit Development - RPUD
 - Rural Residential - RR
 - Mobile Home Subdivision - T-1
 - Mobile Home Park - T-2
 - Town Center - TC
- Zoning Fill
 - General Commercial - B-1
 - Heavy Commercial - CH
 - Commercial Neighborhood - CN
 - Commercial Planned Unit Development - CPUD
 - Farm - F

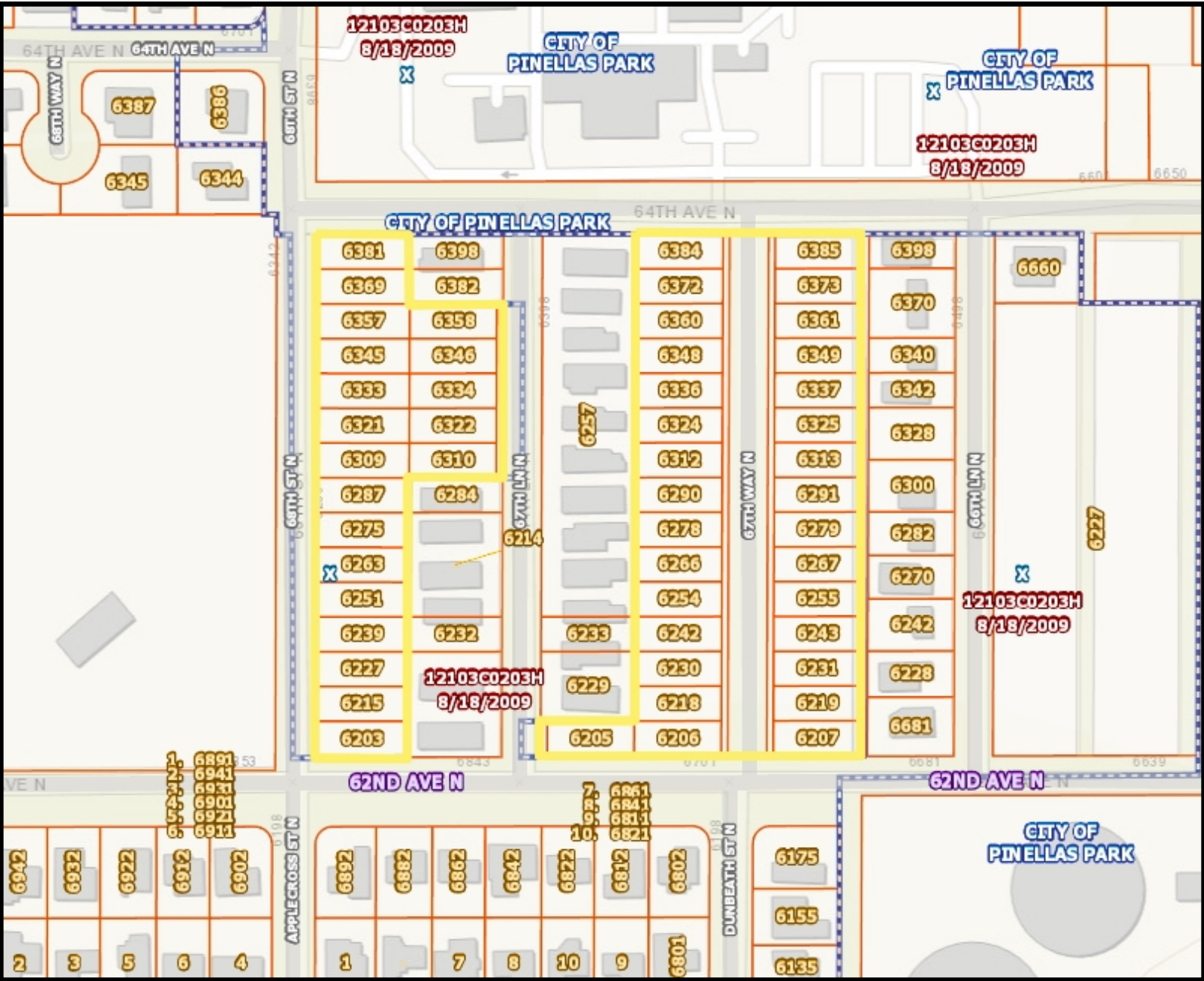
188.1 0 94.04 188.1 Feet

1: 2,257

Notes:

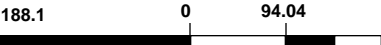


FIRM Map



Legend

- Master Address Points
- Centerlines
- Private Roads
- Pinellas Park
- Rights of Way
- Letter of Map Amendment
- Cross Sections
- Hydraulic Structures
 - Bridge
 - Culvert
 - Weir
 - Wing Wall
- Base Flood Elevation
- Letter of Map Revision
- FIRM Panels
- Flood Hazard Lines
 - LIMIT LINES
 - SFHA / FLOOD ZONE BOUNDARY
- Flood Hazard Areas
 - <call other values>
 - 1% Annual Chance Flood Hazard (A, AE, AH, VE)
 - 0.2% Annual Chance Flood Hazard (X)
 - Area of Minimal Flood Hazard (X)
 - Floodway (AE)
 - Coastal High Hazard Area
 - Parcel Lines



WGS_1984_Web_Mercator_Auxiliary_Sphere

1: 2,257



Notes:

Site Photos





