

Duplicate Name

From: [Carl & Mary Ellen Haselden](#)
To: [Nedvidek, Daniel](#); [Watkins, Cynthia D](#); [Justice, Charlie](#); [Eggers, Dave](#); [Long, Janet C](#); [Beyrouti, Jay J](#); [Seel, Karen](#); [Robinson-Flowers, Rene](#); [Gerard, Pat](#); [figlawfirm@outlook.com](#); [paul@wiklerealestate.com](#); [sreiterhome@gmail.com](#); [steve@klarklar.com](#); [rs@futuregear.com](#); [rkardash@tmdlawfirm.com](#); [valcgs1100@yahoo.com](#); [Herbic Clinton](#); [Moore, Christopher D](#); [Levy, Kelli H](#); [Bailey, Glenn](#); [Washburn, Thomas E](#); [Schoderbock, Michael](#); [Young, Christopher](#); [Swinton, Tammy M](#); [Whisennant, Denise A](#); [Brinson, Ryan](#); [Bishop, Sally A](#); [Morris, Dayne](#); [Lyon, Blake G](#); [Crosson, Gene E](#); [Ayers, Randolph](#); [Boccia, Gwynne](#); [Burton, Barry](#); [Burton, Barry](#); [Peters, Kathleen](#); [Stricklin, Carol L](#); [Still, Clifford R](#); [Borries, Joseph G](#); [Berlage, Paul N](#); [Graham, Joseph R](#); [Spencer, Evelyn](#); [Foster, Lisa D](#); [Johnson, Evan](#); [Swearengen, Scott M](#); [Sadowsky, David S](#); [Mandilk, Jean M](#)
Subject: Thank You for Voting NO and Clarification on Flood Zones
Date: Monday, April 26, 2021 12:36:28 PM

CAUTION: This message has originated from **Outside of the Organization**. Do Not Click on links or open attachments unless you are expecting the correspondence from the sender and know the content is safe.

Dear Pinellas County Commissioners, Members of our LPA Board, Ladies and Gentlemen of our Pinellas County Staff:

Thank you to the county staff and LPA Board for your time and the careful consideration you provided regarding Case# Z/LU-14-09-19 on April 6, 2021.

THANK YOU FOR VOTING NO!

DENYING any kind of zoning or land designation changes and development to the Tides Recreational Green Space is not only the right and lawful vote, it is supported by thousands and thousands of individuals, who in essence, have voted NO, too...by signing the Petition. Again, thank you!

An important note we wish to clarify in this email was a comment toward the end of the LPA Board meeting that we're all living in flood zones (found at 4:42:35 - <https://www.youtube.com/watch?v=DzPyFvQWD9s>).

As local residents, our home backs up to the Tides. My husband and I took six months to find a home located in the lowest risk evacuation zone and our property is Zone D. We are NOT required to carry flood insurance. If any kind of development were allowed, we have a HUGE concern that the additional roads and structures would impact our property's flood zone rating, insurance requirements and increase the flood risks to our home.

Please, now with the professional opinions of the County Staff and LPA Board vote to DENY, we ask our County Commissioners to:

VOTE NO TO ANY DESIGNATION CHANGE TO OUR TIDES GOLF COURSE RECREATIONAL OPEN SPACE!

VOTE NO TO ANY ZONING CHANGE FOR THE TIDES GOLF COURSE RECREATIONAL OPEN SPACE!

VOTE NO TO ANY DEVELOPMENT OF THE TIDES GOLF COURSE RECREATIONAL OPEN SPACE!

Thank you for your valuable time.

Most Sincerely,

Mary Ellen and Carl Haselden
12050 66th Ave. N

From: [Ashleigh Masi](#)
To: [Zoning, Planning](#)
Subject: Re: Case No. Z/LU-14-09-19
Date: Saturday, April 24, 2021 9:56:31 AM

CAUTION: This message has originated from **Outside of the Organization**. Do Not Click on links or open attachments unless you are expecting the correspondence from the sender and know the content is safe.

To Whom It May Concern:

I strongly oppose the idea, the suggestion, the proposal of rezoning the current open space land at 11832 66th Ave. N. in Seminole to residential. I live in Leach Estates, the neighborhood directly north of Canterbury Chase, where Tides Golf Course used to be located at. Both neighborhoods are quaint, family oriented and extremely friendly, lovely and quiet. I walk every morning and see so much wildlife and friendly faces, this proposal will immediately take all that away. Not just from me, but from every tax paying resident that (more than likely) purchased back there for all the reasons I just stated. I have two little kids (7 yrs old and 5 yrs old) that attend Blessed Sacrament Catholic School right on the corner of 66th Ave. N. and 116th St. N. and we walk and have adventures every day on our way to school - my goal as a parent is to provide the best childhood I can, and we are living that dream. The additional residences this builder proposes will *drastically* change the traffic pattern at that corner, making it dangerous for all the pedestrians. We already hear stories in the news about high traffic areas here in Pinellas Co. and the numerous deaths occurring at those locations, you can prevent another hot spot by **denying the rezoning**.

I could go on and on with how the infrastructure, the construction, the redevelopment will take years and years of noise, complaints, destruction etc. and the added population will bring devastation to this small area of the county. I could also go on and on how that will bring the current property values down with folks wanting to get out, new folks not wanting to move in etc. The list of cons outweigh the pros by not just a little, but a lot.

I hope the Board of County Commission will take a "Big Picture" approach to this and see how this project might sound enticing now for financial reasons, but in the long run will bring ruin and resentment and it should be **denied**.

Thank you for your time, and I pray that this project will not happen.

--

Ashleigh Masi



Duplicate Name

From: [Gail A. Kesinger](#)
To: [Nedvidek, Daniel](#); [Watkins, Cynthia D](#); [Justice, Charlie](#); [Eggers, Dave](#); [Long, Janet C](#); [Beyrouti, Jay J](#); [Seel, Karen](#); [Robinson-Flowers, Rene](#); [Gerard, Pat](#); ["figlawfirm@outlook.com"](#); ["paul@wiklerealestate.com"](#); ["sreiterhome@gmail.com"](#); ["steve@klarklar.com"](#); ["rs@futuregear.com"](#); ["rkardash@tmdlawfirm.com"](#); ["valcgs1100@yahoo.com"](#); [Herbic Clinton](#); [Moore, Christopher D](#); [Levy, Kelli H](#); [Bailey, Glenn](#); [Washburn, Thomas E](#); [Schoderbock, Michael](#); [Young, Christopher](#); [Swinton, Tammy M](#); [Whisennant, Denise A](#); [Brinson, Ryan](#); [Bishop, Sally A](#); [Morris, Dayne](#); [Lyon, Blake G](#); [Crosson, Gene E](#); [Ayers, Randolph](#); [Boccia, Gwynne](#); [Burton, Barry](#); [Burton, Barry](#); [Peters, Kathleen](#); [Stricklin, Carol L](#); [Still, Clifford R](#); [Borries, Joseph G](#); [Berlage, Paul N](#); [Graham, Joseph R](#); [Spencer, Evelyn](#); [Foster, Lisa D](#); [Johnson, Evan](#); [Swearengen, Scott M](#); [Sadowsky, David S](#); [Mandlik, Jean M](#)
Subject: [BULK] THE TIDES - LPA RECOMMENDED DENIAL
Date: Monday, April 19, 2021 9:10:23 AM
Importance: Low

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Our **Pinellas County Staff** recognized the **VALUE OF THE TIDES RECREATIONAL OPEN SPACE....they RECOMMENDED DENIAL OF RESTORATION BAY RESUBMITTAL (Case# Z/LU-14-09-19) to our LPA.**

OUR LPA, after all presentations at the April 6th meeting were completed, **RECOMMENDED DENIAL OF RESTORATION BAY RESUBMITTAL (case# Z/LU-14-09-19)** to you our **Pinellas County Commissioners!**

A prominent **Land Use Lawyer** from Safety Harbor, **Mattaniah S. Jahn** who was one of the LPA Members present at the April 6th meeting, **crafted the motion for DENIAL! Mattaniah S. Jahn** considers **"Zoning and Land Use the Heart and Soul of her practice"**! She is the expert that the LPA Chairman went to.... to set the stage for their final meeting vote on what they have seen and heard.

THE LPA VOTED UNANIMOUSLY TO DENY THE RESTORATION BAY RESUBMITTAL !

THEIR RECOMMENDATION FOR DENIAL IS BEING SENT TO YOU.... OUR PINELLAS COUNTY COMMISSIONERS!

Dear Pinellas County Commissioners....

The **PINELLAS COUNTY STAFF** Recommended **DENIAL of RESTORATION BAY!**

The **LPA ARE SENDING TO YOU THEIR DENIAL OF RESTORATION BAY!**

When this case# Z/LU-14-09-19 comes before you,..... **Members of Our Community.....Citizens of our County....and The more than 19,000 people that have signed our Petition from all over the World and the United States** are asking you to:

VOTE NO TO ANY DESIGNATION CHANGE TO OUR TIDES GC RECREATIONAL OPEN SPACE!

VOTE NO TO ANY ZONING CHANGE TO OUR TIDES GC RECREATIONAL OPEN SPACE!

VOTE NO TO ANY DEVELOPMENT OF OUR TIDES GC RECREATIONAL OPEN SPACE!

Respectfully,
Gail Kesinger
Tides Resident

From: Kim Pearson <thepearsons@aol.com>
Sent: Friday, April 2, 2021 2:16 PM
Subject: [BULK] HELP...SAFETY CONCERN...TIDES GOLF COURSE
Attachments: Exhibit6.pdf; Affidavit.pdf; Civil Cover Sheet.pdf; Complaint.pdf; DocumentFragment_60883120.pdf; Exhibit.pdf; Exhibit2.pdf; Exhibit3.pdf; Exhibit4.pdf; Exhibit5.pdf; Exhibit6.pdf; Summons Issued.pdf; Summons1.pdf; 1.jpg; 2.jpg; 3.jpg

Importance: Low

Follow Up Flag: Follow up
Flag Status: Flagged

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To Whom It May Concern (RE: Restoration Bay Case):

Please see attached pictures for the current view of the ditch behind the homes on 66th Ave on the North side of the Tides Golf Course. It is my understanding that the owner of the land will not move the fence so this right of way/easement can be accessed and mowed properly. This ditch is how the water exits the neighborhood of Canterbury Chase. Currently, water does not flow through it very well, for obvious reasons. When it rains, the water is encroaching on my land and causing erosion of my land in addition to over saturation. I have filled in the land that has been errored NUMEROUS times at my own expense. Now, in addition to erosion, there are poisonous snakes and coyotes inhabiting these overgrown areas.

Here is an awesome video of how the water is supposed to run through the ditch:
<https://www.facebook.com/555201377825911/videos/10201165256435416>

Whose responsibility is this portion of land? Why is nothing be done about it?

I see that a lawsuit has been filed regarding this issue (See attached documents). One of the exhibits is a letter sent to owner on 11/6/2020 stating the fence would be removed at owner's expense (exhibit 5). It is now April, why hasn't this been started yet? I see in Ron Carpenter's response he plays the victim well claiming harassment (Exhibit 6). As a citizen of Pinellas County and a homeowner being affected, I can CLEARLY read and see on the map attached in exhibit 3 that part of the plan included a 30 foot setback from ditch and a note that the fence will be removed by Pinellas County if the fence is through or across a drainage easement.

Ron Carpenter's refusal to do what he agreed to is causing damage to my property and as a tax paying citizen, I am expecting something more to be done and quickly as my land is sinking/eroding away which is going to cause structural damage to my home. We have two new cracks in our house just this year. This is not the first time this issue has been brought to Pinellas County's attention since the fence has been put up. The county already spent months utilizing large equipment to clean it out once because the fence was in the way. I shouldn't have to deal with this, as this has been a recorded easement since 1992.

Regarding Restoration Bay application, I recommend a definite NO! The staff denial provides all the reasons why. However, an owner who refuses to be a good neighbor and requires the county to sue him to get work done is not someone acting in good faith. The guidelines are very clear regarding the easement in the exhibits attached (from his deed to the fence contract) yet he continues to see things differently from the county. Based on the actions of the owner, it is my opinion that if something is approved he will do whatever he wants anyway as his view is "different"

from Pinellas County. He has already shown that he can't abide by easements and follow requirements of filed paperwork and just claims harassment when backed into a corner. This is just ONE issue that the surrounding neighbors have had to fight to get taken care of. He does NOT follow the Maintenance Plan Agreement (that he agreed to) and code enforcement is consistently called for issues. Pinellas County has spent enough man power fighting for the citizens of this neighborhood. It's time to say NO and move on. If you buy a property that already had a zoning change denial, and put yourself in a position to be upside down in the financial mortgage of the property, that's not your problem. This is the 3rd and hopefully final denial for zoning changes on this property.

Sincerely,
Kim Pearson

Sent from [Mail](#) for Windows 10

PREPARED BY AND RETURN TO:
James B. Porter, Esq.
Smith, Gambrell & Russell, LLP
50 N. Laura Street, Suite 2600
Jacksonville, Florida 32202

Parcel Identification No.: 33-30-15-00000-240-0100

SPECIAL WARRANTY DEED

THIS SPECIAL WARRANTY DEED is made this 22nd day of November 2016, by **REDUS FL PROPERTIES, LLC**, a Delaware limited liability company ("Grantor"), whose mailing address is 301 S. College Street, Charlotte, NC 28288, and **TTGC, LLC**, a Florida limited liability company ("Grantee"), whose mailing address is 111 S. Armenia Avenue, Suite 202, Tampa, Florida 33609.

WITNESSETH:

THAT Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration to Grantor in-hand paid by Grantee, receipt of which is hereby acknowledged, hereby grants, bargains, conveys, and sells to Grantee, the following described land situate, lying, and being in Pinellas County, Florida, to wit:

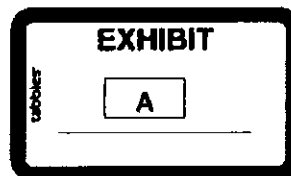
See Exhibit A attached hereto

TOGETHER WITH all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

TO HAVE AND TO HOLD the same in fee simple forever.

SUBJECT, HOWEVER, to those permitted exceptions set forth in Exhibit B attached hereto, without operating to reimpose the same.

AND, Grantor hereby covenants with Grantee that Grantor is lawfully seized of said land in fee simple; that Grantor has good right and lawful authority to sell and convey said land; and that Grantor does hereby fully warrant the title to said land and will defend the same against the lawful claims of all persons claiming by, through and under Grantor, but against none other.



SGR/14715627.1

IN WITNESS WHEREOF, Grantor has caused these presents to be executed in its name, by its proper officers thereunto duly authorized, the day and year first above written.

Signed, sealed and delivered in our presence:

REDUS FL PROPERTIES, LLC, a Delaware limited liability company

Adrienne Huffman
Print: Adrienne Huffman

By: REDUS Properties, Inc., a Delaware corporation, its sole member and manager

By: *Marc G. Curtis*
Marc G. Curtis, Senior Vice President

Ryan Sansaveria
Print: RYAN SANSAVERIA

STATE OF NORTH CAROLINA
COUNTY OF MECKLENBURG

The foregoing instrument was acknowledged before me this 17 day of November 2016 by Marc G. Curtis, Senior Vice President of REDUS Properties, Inc., a Delaware corporation, on behalf of the corporation as sole member and manager of REDUS FL Properties, LLC, a Delaware limited liability company, on behalf of the company. He is personally known to me or has provided NC State ID as identification.

Tanya C Adams
NOTARY PUBLIC
My commission expires: May 31, 2020

Tanya C Adams
NOTARY PUBLIC
Mecklenburg County, NC
My Commission Expires May 31, 2020

EXHIBIT A
Legal Description

That part of Section 33, Township 30 South, Range 15 East, Pinellas County, Florida, more particularly described as follows:

TIDES GOLF COURSE

Commence at the Northwest corner of Lot 12, Block 35 of said SECTION B SEMINOLE ESTATES for a Point of Beginning, proceed South 01°08'22" West, 391.13 feet; thence South 88°51'38" East, 10.00 feet; thence South 01°08'22" West, 150.00 feet; thence South 05°42'12" East, 121.02 feet; thence South 01°08'22" West, 30.00 feet; thence South 88°51'38" East, 4.50 feet; thence South 01°08'22" West, 30.00 feet; thence South 05°48'04" East, 151.11 feet; thence South 01°08'22" West, 146.27 feet; thence South 00°47'39" East, 30.00 feet; thence North 89°12'21" East, 28.70 feet; thence South 00°07'39" East, 30.00 feet; thence South 00°00'28" East, 120.00 feet; thence North 89°59'32" East, 19.27 feet; thence South 00°00'28" East, 58.59 feet; thence South 11°46'19" West, 51.00 feet; thence South 83°24'57" East, 132.86 feet; thence 50.28 feet along the arc of a curve to the right, radius 736.67 feet, chord South 08°29'38" West, 50.27 feet; thence North 88°50'33" West, 5.47 feet; thence South 547.01 feet; thence 377.26 feet along the arc of a curve to the right, radius 317.02 feet; chord South 34°05'32" West, 355.39 feet; thence South 68°11'02" West, 144.02 feet; thence North 89°57'30" West, 134.22 feet; thence South 68°11'02" West, 33.27 feet; thence 106.22 feet along the arc of a curve to the left, radius 340.00 feet, chord South 59°14'01" West, 105.80 feet; thence North 00°08'29" East, 17.76 feet; thence along the Government Meander Line North 65°03'45" West, 850.03 feet; thence North 45°03'45" West, 790.22 feet; thence North 00°18'27" East, 1464.36 feet; thence South 88°47'05" East, 1221.57 feet; thence 182.85 feet along the arc of the curve to the left, radius 550.00 feet, chord South 79°18'51" East, 182.01 feet; thence South 88°50'33" East, 324.45 feet to the Point of Beginning.

AND

A Portion of Government Lot 2, Section 33, Township 30 South, Range 15 East, Pinellas County, Florida being described as follows:

Commence at the Southwest corner of the Southeast 1/4 of the Northwest 1/4 of said Section 33 for a Point of Beginning; said Point of Beginning being on the North boundary line of said Government Lot 2, thence South 00°18'27" West, 124.93 feet; thence South 46°00'00" West, 270 feet, more or less, to Point "A", said Point "A" being on the approximate Mean High Water Line; thence return to the Point of Beginning; thence North 88°50'33" West, 128.30 feet; thence South 46°00'00" West, 170 feet, more or less, to a point on the approximate Mean High Water Line; thence meandering in a Southeasterly direction along the approximate Mean High Water Line, 210 feet, more or less, to Point "A" as previously described. Government Lot 2, together with any accretions to Government Lot 2, which lies within the following described tract: From the Southeast corner of Section 33, Township 30 South, Range 15 East, run West along Section line, 1320 feet; thence South 43°30'00" West, 1450 feet; thence North 45°00'00" West, 1950 feet to a Point of Beginning; continue North 45°00'00" West, 1850 feet (deed)(calculated 1882.82 feet); thence North 46°00'00" East, 1450 feet; thence Southeasterly following the Government meander line of Boca Ciega Bay to a point where Government Lot 2 and Government Lot 3 intersect; thence South 36°26'49" West, 1813.09 feet, more or less, to the Point of Beginning.

EXHIBIT B
Permitted Exceptions

1. All oil, gas, and mineral rights as reserved in that Deed No. 17,355 in favor of the Trustees of the Internal Improvement Fund of the State of Florida recorded December 11, 1925 in Deed Book 370, page 177; Release of Right of Entry and Exploration recorded June 25, 1992 in Official Records Book 7950, page 278.
2. Temporary Easement in favor of the Pinellas County as set out in instrument recorded December 9, 1975 in Official Records Book 4357, page 440.
3. Terms, conditions, easements and reservation of easements as set out in Resolution No. 92-154 recorded June 22, 1992 in Official Records Book 7945, page 1943.
4. Distribution Easement in favor of Florida Power Corporation as set out in instrument recorded July 2, 1992 in Official Records Book 7958, page 1309.
5. Drainage Easement Agreement in favor of Pinellas County as set out in instrument recorded July 7, 1992 in Official Records Book 7960, page 2296.
6. Drainage Easement in favor of Pinellas County as set out in instrument recorded February 20, 2004 in Official Records Book 13385, page 2042.
7. Setback restrictions as set out in Declaration of Restrictions recorded April 30, 1959 in Official Records Book 592, page 107; Modification recorded November 4, 1959 in Official Records Book 737, page 335; Modification recorded December 2, 1959 in Official Records Book 761, page 193; Modification recorded May 24, 1960 in Official Records Book 911, page 393.
8. Easement in favor of Florida Power Corporation recorded October 4, 1972 in Official Records Book 3892, page 203.

All recording references above shall refer to the public records of Pinellas County, Florida.

Filing # 123632413 E-Filed 03/23/2021 05:22:38 PM

01 RECORDING

REC 275
 REC
 MFP
 P.G
 P.C
 DOC 60
 INT
 TOTAL .60

INST # 92-195289
JLY 7, 1992 10:23AM

Reserved for Clerk

Documentary Tax P.L. 8 6.08
 Karleen F. DeBlaker, Clerk, Pinellas County
 By [Signature] Deputy Clerk

DRAINAGE EASEMENT AGREEMENT

PINELLAS COUNTY FLA.
OFF. REC. BK 7960 PG 2296

THIS EASEMENT, made this 16th day of June, 1992,
 between SHERATON SHORES, INC., a Florida corporation, whose mailing
 address is 11832 66th Avenue North, Seminole, Florida 34642-6199,
 hereinafter referred to as the "Grantor," and PINELLAS COUNTY,
 whose mailing address is 315 Court Street - 1/2 Right of Way
Clearwater, Florida 34616,
 hereinafter referred to as the "Grantee."

WITNESSETH:

WHEREAS, Grantor is the fee simple owner of certain real
 property located in Pinellas County, Florida, and more particularly
 described in Exhibit "A" attached hereto and incorporated herein by
 reference (the "Property").

WHEREAS, Grantee desires to enter upon the Property to
 maintain and repair existing drainage systems located on the
 Property.

NOW, THEREFORE, in consideration of the sum of Ten and no/100
 Dollars (\$10.00) and other valuable consideration, paid by the
 Grantee, the receipt of which is hereby acknowledged, Grantor and
 Grantee hereby agree as follows:

1. Grantor does hereby give and grant to Grantee, and its
 assigns, a non-exclusive easement for the perpetual right to enter
 upon the real property described in Exhibit "B" attached hereto and
 incorporated herein by reference, with the full authority to
 maintain and repair the existing drainage systems for the purposes
 of draining storm water over, across, through, and under such lands
 (the "Existing Drainage Easement").

2. The Grantor expressly reserves for itself, and its
 successors and assigns, the right to continue the use of the
 Property for all purposes not inconsistent with the Existing
 Drainage Easement, including by way of illustration and not by way
 of limitation, uses and purposes incident to the construction, use,

PREPARED BY AND RETURN TO:
 Susan L. Van Andel, Esquire
 Shackelford, Farrior,
 Post Office Box 3324
 Tampa, Florida 33601

KARLEEN F. DEBLAKER, CLERK
 RECORD VERIFIED BY: EVM
 P.A.

RETURN TO:
 PINELLAS COUNTY - RIGHT OF WAY
 SPECIAL ACCOUNT
 ATTN: [Signature]
 AGENT

EXHIBIT
 B

and maintenance of a golf course and country club and all related facilities (the "Club").

3. The Grantee expressly acknowledges that the drainage systems within the Existing Drainage Easement run over, across, through, and under the Property which is used as a golf course, country club, and related facilities and therefore agrees, except in cases of an emergency which poses an imminent threat of harm to the public health, safety, and welfare, to give Grantor thirty (30) days written notice of its intention to perform maintenance or repairs upon any of the existing drainage systems. In the event of an emergency, Grantee agrees to give Grantor as much written notice as reasonably possible before commencing emergency repairs or emergency maintenance which will result in the interruption of the normal and customary Club activity.

4. Grantee agrees that all maintenance or repairs shall be performed at such times, in such manners, and as expeditiously as possible so as to minimize the amount of disruption or interruption in the normal and customary activity of the Club.

5. In maintaining or repairing the drainage facilities within the Existing Drainage Easement, Grantee agrees to restore any surface of the Property not used specifically for the drainage facility and any of the Grantor's underground irrigation system or drainage systems, if necessary, to the same condition as when entered upon or disturbed by Grantee or its agents.

6. Grantee hereby agrees that if Grantor's future development of the Property is in physical conflict with Grantee's location of its drainage systems, Grantor may relocate such drainage systems to another mutually agreed upon easement area on the Property and Grantor shall execute and deliver to Grantee a recordable easement to cover the relocated drainage systems. Upon completion of the relocation, the easement herein shall be considered canceled as to that portion of the easement area vacated by the relocation.

7. Nothing in this Agreement shall preclude Grantor from asserting against Grantee any rights or remedies it may have with respect to common law indemnity.

8. It is expressly understood and agreed that Grantee shall have a reasonable right of ingress to and egress from the Property described herein in order to perform all necessary maintenance and repairs.

9. The rights and obligations of this agreement shall be binding on Grantor's and Grantee's respective successors and assigns.

10. All written notices to be given hereunder shall be in writing and mailed postage prepaid by certified mail, return receipt requested or hand delivered to Grantor at the address written above and to Grantee, Director of Public Works of Pinellas County, 315 Court Street, Clearwater, Florida 34616. Any such notice shall be deemed given when so delivered by hand, or when deposited with the U.S. Postal Service when so mailed.

TO HAVE AND TO HOLD said easement unto Grantee, and its successors and assigns, forever. Subject, however, to any and all matters of record, however referenced thereto, shall not serve to reimpose the same.

IN WITNESS WHEREOF, the said Grantor has here to set its hand and seal the day and year first written above.

Witnesses:

"Grantor"

SHERATON SHORES, INC.,
a Florida corporation

Mary E. Cooper
Name: Mary E. Cooper (print)

[Signature]
Name: [Signature] (print)

By: [Signature]
C. TUCKER MOORE, Vice President

[SHERATON SHORES, INC.
CORPORATE SEAL]

ATTEST: KARLEEN F. De BLAKER, CLERK
[Signature]
Name: [Signature] Deputy Clerk (print)

Name: _____ (print)

"Grantee"

PINELLAS COUNTY

By: [Signature]
Name: GEORGE GREER (print)
Its: CHAIRMAN

APPROVED AS TO FORM
OFFICE OF COUNTY ATTORNEY

By [Signature]
Attorney

STATE OF FLORIDA

COUNTY OF Pinellas

The foregoing instrument was acknowledged before me this 1st day of June, 1992, by C. TUCKER MOORE, as Vice President of SHERATON SHORE, INC., a Florida corporation, on behalf of the corporation. He is personally known to me or has produced _____ as identification and did (did not) take an oath.

Notary Public
STATE OF FLORIDA
My Comm Exp 12/1/95
BONDED

Margaret F. Crockett
NOTARY PUBLIC
Name: Margaret F. Crockett (print)
My commission expires: 12/1/95

STATE OF FLORIDA

COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me this 16th day of June, 1992, by George Greer, who is personally known to me or ~~has produced~~ _____ as ~~identification and did.~~ (did not) take an oath.

ELEANOR CALCESE
MY COMMISSION No. IS CC082405

Eleanor Calcese
NOTARY PUBLIC
Name: _____ (print)
My commission expires: _____
Notary Public, State of Florida
My Commission Expires March 28, 1995
Banded This Tray Pair - Insurance Inc.

SF80669

EXHIBIT "A"

A portion of Bayshore Drive as described in O.R. Book 148 at page 522; And, All of Blocks 25, 26, 27, 37 thru 48, inclusive, a portion of Blocks 20, 24, 28, 35 and 36, utility easements and road rights-of-way, SECTION B SEMINOLE ESTATES, as recorded in Plat Book 18, Pages 70 thru 77, inclusive, of the Public Records of Pinellas County, Florida, all being further described as follows:

Commencing at the Northeast corner of Lot 1, Block 35 of said SECTION B SEMINOLE ESTATES for a Point of Beginning, proceed S.01°08'22"W., 391.13 feet; thence S.88°51'38"E., 10.00 feet; thence S.01°08'22"W., 150.00 feet; thence S.05°42'12"E., 121.02 feet; thence S.01°08'22"W., 30.00 feet; thence S.88°51'38"E., 4.50 feet; thence S.01°08'22"W., 30.00 feet; thence S.05°48'04"E., 151.11 feet; thence S.01°08'22"W., 146.27 feet; thence S.00°47'39"E., 30.00 feet; thence N.89°12'21"E., 28.70 feet; thence S.00°47'39"E., 30.00 feet; thence S.00°00'28"E., 120.00 feet; thence N.89°59'32"E., 19.27 feet; thence S.00°00'28"E., 58.59 feet; thence S.11°46'19"W., 51.00 feet; thence S.83°24'57"E., 132.86 feet; thence 50.28 feet along the arc of a curve to the right, radius 736.67 feet, chord S.08°29'38"W., 50.27 feet; thence N.88°50'33"W., 5.47 feet; thence South 547.01 feet; thence 377.26 feet along the arc of a curve to the right, radius 317.02 feet; chord S.34°05'32"W., 355.39 feet; thence S.68°11'02"W., 144.02 feet; thence N.89°57'30"W., 134.22 feet; thence 159.25 feet along the arc of a curve to the left, radius 1095.92 feet; chord N.48°14'16"W., 159.11 feet; thence N.52°24'02"W., 3.40 feet; thence N.00°08'29"E., 126.00 feet; thence N.54°00'58"W., 175.47 feet; thence 234.34 feet along the arc of a curve to the right, radius 441.56 feet; chord N.63°26'12"W., 231.60 feet; thence N.48°13'59"W., 670.43 feet; thence 614.72 feet along the arc of a curve to the left, radius 849.50 feet, chord N.68°57'47"W., 601.39 feet; thence N.00°18'27"E., 1288.20 feet; thence S.88°47'05"E., 1221.57 feet; thence 182.85 feet along the arc of the curve to the left; radius 550.00 feet, chord S.79°18'51"E., 182.01 feet; thence S.88°50'33"E., 324.45 feet to the Point of Beginning.

SF75055

COPY

A LEGAL DESCRIPTION OF:

A 20 foot drainage easement, lying 10 feet on each side of the following described centerline, all being in SECTION B SEMINOLE ESTATES, as recorded in Plat Book 18, Pages 70 thru 77, inclusive, Public Records of Pinellas County, Florida:

Commencing at the Southeast corner of Lot 166, CANTERBURY CHASE UNIT 2, as recorded in Plat Book 66, Page 98, Public Records of Pinellas County, Florida; thence 31.36 feet along the arc to a curve to the left, radius 550.00 feet, delta 30°16'02", chord S.71°25'25"E., 31.36 feet for a Point of Beginning of the herein described centerline; thence S.78°13'47"W., 24.83 feet; thence S.42°09'22"W., 37.20 feet; thence S.48°33'49"W., 69.99 feet; thence S.50°44'39"W., 68.41 feet; thence S.27°58'47"W., 36.03 feet; thence S.57°08'13"W., 68.06 feet; thence N.88°47'05"W., 295.00 feet; thence N.19°47'05"W., 201.79 feet to Point "A", for convenience; thence S.88°47'05"E., 222.00 feet for a Point of Ending; thence returning to Point "A", for convenience run N.88°47'05"W., 866.70 feet to the Point of Ending.

Together with a 25 foot drainage maintenance easement lying Southerly of and adjacent to the above described drainage easement.

COPY

27122506 666 07-07-92 08:12:16
01 AGN-SHERATON SHORES PINELLA
DOC STAMP COLLECTIONS 2 \$0.60

TOTAL: \$0.60
CASH AMT. TENDERED: \$0.60
CHANGE: \$0.00

*Legal for easement
agreement*

A. LEGAL DESCRIPTION OF:

A 20 foot drainage easement, lying 10 feet on each side of the following described centerline, all being in SECTION B SEMINOLE ESTATES, as recorded in Plat Book 18, Pages 70 thru 77, inclusive, Public Records of Pinellas County, Florida:

Commencing at the Northeast corner of Lot 1, Block 35 of said SECTION B SEMINOLE ESTATES; thence S.01°08'22"W., 391.13 feet for a Point of Beginning of the herein described centerline; thence S.53°33'41"W., 175.23 feet; thence S.64°38'19"W., 134.44 feet; thence S.59°04'50"W., 53.13 feet; thence S.24°43'16"W., 142.40 feet; thence 154.37 feet along the arc of a curve to the right, radius 452.03 feet, delta 19°34'01", chord 5.01°57'47"E., 153.62 feet; thence S.10°56'25"W., 192.40 feet; thence S.19°46'32"E., 80.56 feet; thence S.22°14'47"E., 23.59 feet; thence S.69°09'14"E., 69.13 feet; thence S.66°21'46"E., 26.12 feet; thence N.87°20'45"E., 32.62 feet; thence 37.71 feet along the arc of a curve to the right, radius 99.50 feet, delta 21°42'50", chord S.68°40'07"E., 37.48 feet; thence S.54°51'48"E., 7.71 feet; thence S.41°24'15"E., 16.56 feet; thence S.18°31'49"E., 14.49 feet; thence S.22°04'00"E., 38.04 feet; thence S.17°19'16"E., 46.45 feet; thence S.07°00'21"E., 72.82 feet; thence S.02°30'17"W., 26.54 feet; thence S.14°56'49"W., 59.13 feet; thence S.20°26'57"W., 32.47 feet; thence S.07°33'11"W., 61.63 feet; thence S.14°21'23"E., 80.41 feet; thence S.15°03'27"E., 417.91 feet; thence S.34°52'52"E., 41.97 feet; thence S.42°40'43"E., 56.98 feet to the Point of Ending.

Together with a 25 foot drainage maintenance easement lying easterly of and adjacent to the above described drainage easement.

DRAWN

Legal for
Easement
Agreement
TOTAL P. 04
02:00 PM

A LEGAL DESCRIPTION OF:

A 20 foot drainage easement, lying 10 feet on each side of the following described centerline, all being in SECTION B SEMINOLE ESTATES, as recorded in Plat Book 18, Pages 70 thru 77, inclusive, Public Records of Pinellas County, Florida:

Commencing at the Northeast corner of Lot 1, Block 35, said SECTION B (SEMINOLE ESTATES, proceed S.01°08'22"W., 391.13 feet; thence S.88°51'38"E., 10.00 feet; thence S.01°08'22"W., 150.00 feet; thence S.05°42'12"E., 121.02 feet; thence S.01°08'22"W., 30.00 feet for a Point of Beginning of the herein described centerline; thence S.64°44'38"W., 15.08 feet; thence S.89°05'32"W., 20.10 feet; thence N.85°54'27"W., 87.50 feet; thence S.86°29'49"W., 49.21 feet; thence N.89°22'22"W., 69.55 feet; thence N.87°53'19"W., 16.48 feet; thence S.87°41'28"W., 51.42 feet; thence S.83°52'58"W., 26.76 feet; thence S.70°03'47"W., 53.69 feet for a Point of Ending.

Together with a 25 foot drainage maintenance easement lying Southerly of and adjacent to the above described drainage easement.

OFFICIAL

Legal for Easement
agreement

A LEGAL DESCRIPTION OF: DRAINAGE EASEMENT

Being over a portion of Government Lot 3 in Southeast 1/4 of Section 33, Township 30 South, Range 15 East, Pinellas County, Florida, described as follows:

Commence at the Southeast corner of Lot 17, Block 24, SECTION B SEMINOLE ESTATES, as recorded in Plat Book 18, Pages 70-77, inclusive, Public Records of Pinellas County, Florida, proceed N.88°50'53"W., 5.47 feet; thence South 547.01 feet; thence 129.86 feet along a curve to the right, radius 317.02 feet, delta 23°28'14", chord S.11°44'10"W., 128.96 feet; for a Point of Beginning; thence S.68°00'39"W., 158.49 feet; thence S.60°05'20"W., 25.46 feet; thence S.45°58'21"W., 122.68 feet; thence N.89°54'58"W., 251.74 feet; thence 93.84 feet along the arc of a curve to the right, radius 1095.92 feet; delta 04°54'21", chord S.46°31'40"E., 93.81 feet; thence S.89°57'30"E., 134.22 feet; thence N.88°11'02"E., 144.02 feet; thence 247.40 feet along the arc of a curve to the left, radius 317.02 feet; delta 44°42'45", chord N.45°49'39"E., 241.17 feet to the Point of Beginning.

Containing 31.513 square feet, more or less.

Together with a 25 foot drainage maintenance easement lying Northerly of and adjacent to the above described drainage easement.

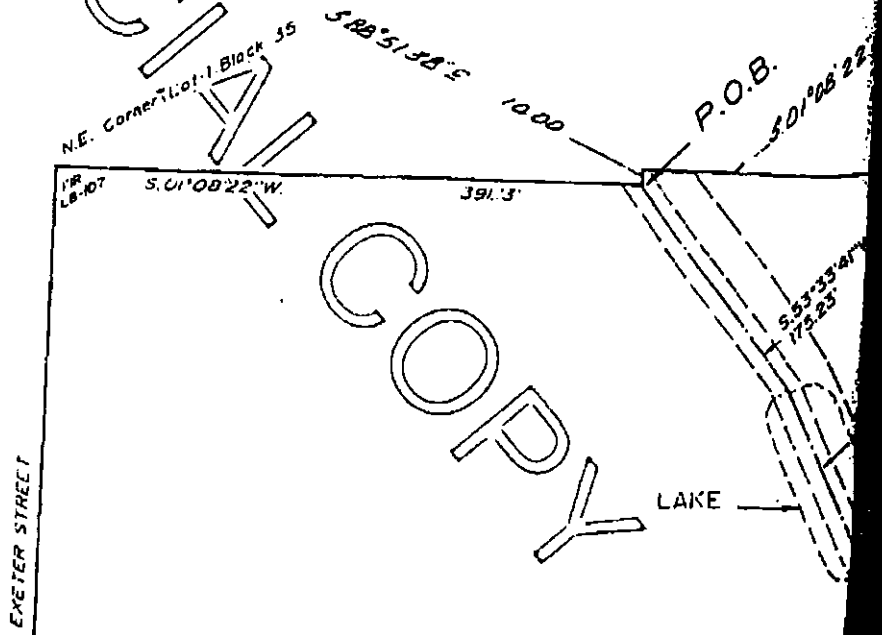
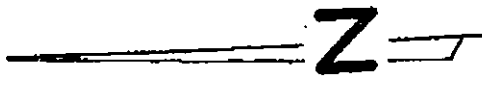
Legal Description Agreement

C. FRED DEUEL & ASSOCIATES, INC.
1620 1st Avenue North
St. Petersburg, FL 33713
(813) 822-4151

PINELLAS COUNTY FLA.
OFF. REC. BK 7960 PG 2305

THIS DOCUMENT OR A PORTION OF
THIS DOCUMENT IS OF POOR QUAL-
ITY AND MAY BE ILLEGIBLE.

UNOFFICIAL COPY

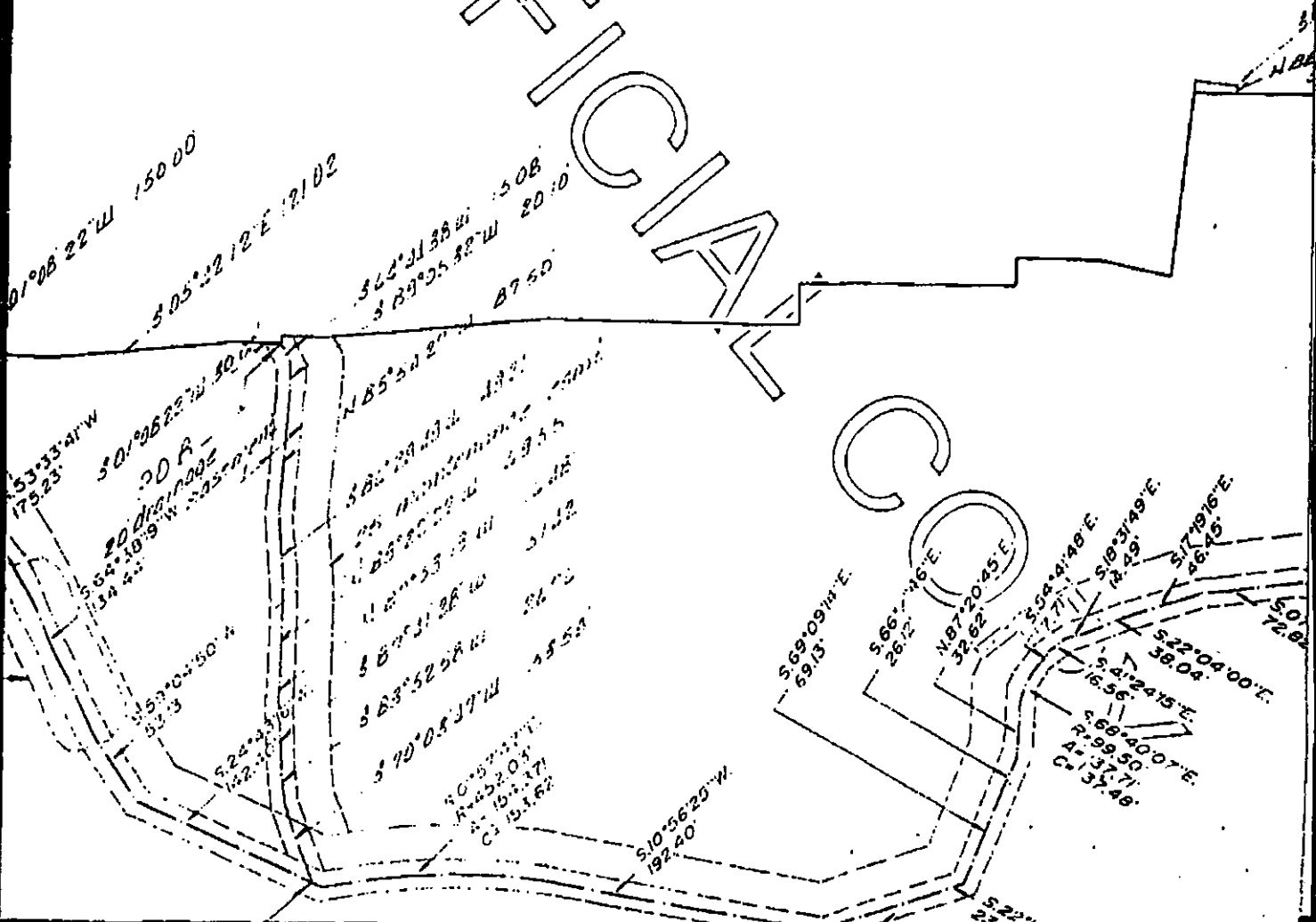


A LEGAL DESCRIPTION OF:

A 20 foot drainage easement, lying 10 feet on each side of the following described centerline, all being in SECTION B SEMINOLE ESTATES, as recorded in Plat Book 18, Pages 70 thru 77, inclusive, Public Records of Pinellas County, Florida:

Commencing at the Northeast corner of Lot 1, Block 35, said SECTION B SEMINOLE ESTATES, proceed S.01°08'22"W., 391.13 feet; thence S.68°51'38"E., 10.00 feet; thence S.01°08'22"W., 150.00 feet; thence S.05°32'12"E., 121.02 feet; thence S.01°08'22"W., 50.00 feet for a Point of Beginning of the herein described centerline; thence S.64°44'38"W., 15.08 feet; thence S.89°05'32"W., 20.10 feet; thence N.85°54'27"W., 87.50 feet; thence S.86°29'49"W., 49.21 feet; thence N.87°22'22"W., 69.55 feet; thence N.87°51'11"W., 16.48 feet; thence S.87°41'28"W., 51.42 feet; thence S.83°52'58"W., 26.76 feet; thence S.70°01'47"W., 53.59 feet for a Point of Ending.

Together with a 25 foot drainage maintenance easement lying southerly of and adjacent to the above described drainage easement.



UNOFFICIAL COPY

AS Corner of 17th Blvd
Sec B Seminole Estates
EAST BOUNDARY TIDES
COUNTRY CLUB

S 88° 50' 55" W
51.7

S 07° 33' 11" W
61.63

S 02° 30' 17" W
26.34
S 14° 56' 49" W
59.13
S 20° 26' 37" W
32.47
S 07° 33' 11" W
61.63

S 14° 27' 23" E
80.81

LAKE
25 MAINTENANCE EASEMENT
S 25° 03' 27" E

20 DRAINAGE EASEMENT
20 DRAINAGE EASEMENT

S 68° 00' 59" W
156.19

S 10° 05' 20" W
25.16

S 62° 40' 25" E
56.96

S 34° 52' 52" E
61.97

25 maintenance easement
N 29° 34' 55" W
75.71
drainage easement

S 46° 51' 40" E
R: 1085.92
P: 83.84
95.61

S 11° 44' 10" W
R: 517.02
P: 129.86
128.36

P.D.B.
S 26° 50' 37" W
R: 317.02
P: 297.05
286.30

S 15° 09' 39" E
R: 317.02
P: 142.40
128.17

ED drainage
02.3

P.O.E.

S 45° 12' 12" E
128.17

S 18° 11' 24" W
144.01

THIS DOCUMENT OR A PORTION OF
THIS DOCUMENT IS OF POOR QUALITY
AND MAY BE ILLEGIBLE.

SEC.33 , TWP.30 S., RNG.15 E.

PINELLAS COUNTY FLA.
OFF.REC.BK 7960 PG 2308

UNOFFICIAL

A LEGAL DESCRIPTION OF:

A 20 foot drainage easement, lying 10 feet on each side of the following described centerline, all being in SECTION B SEMINOLE ESTATES, as recorded in Plat Book 18, Pages 70 thru 77, inclusive, Public Records of Pinellas County, Florida:

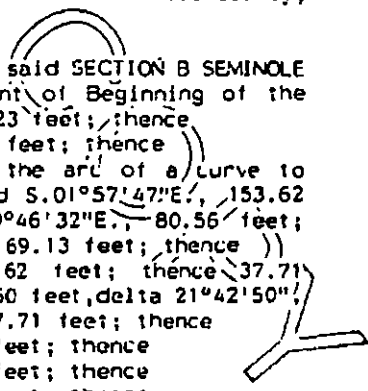
Commencing at the Northeast corner of Lot 1, Block 35 of said SECTION B SEMINOLE ESTATES; thence S.01°08'22"W., 391.13 feet for a Point of Beginning of the herein described centerline; thence S.53°33'41"W., 175.23 feet; thence S.64°38'19"W., 134.44 feet; thence S.59°04'50"W., 53.13 feet; thence S.24°43'16"W., 142.40 feet; thence 154.37 feet along the arc of a curve to the right, radius 452.03 feet, delta 19°34'01", chord S.01°57'47"E., 153.62 feet; thence S.10°56'25"W., 192.40 feet; thence S.19°46'32"E., 80.56 feet; thence S.22°14'47"E., 23.59 feet; thence S.69°09'14"E., 69.13 feet; thence S.66°21'46"E., 26.12 feet; thence N.87°20'45"E., 32.62 feet; thence 37.71 feet along the arc of a curve to the right, radius 99.50 feet, delta 21°42'50", chord S.68°40'07"E., 37.48 feet; thence S.54°51'48"E., 7.71 feet; thence S.41°24'15"E., 16.56 feet; thence S.18°31'49"E., 14.49 feet; thence S.22°04'00"E., 38.04 feet; thence S.17°19'16"E., 46.45 feet; thence S.07°00'21"E., 72.82 feet; thence S.02°30'17"W., 26.54 feet; thence S.14°56'49"W., 59.13 feet; thence S.20°26'57"W., 32.47 feet; thence S.07°33'11"W., 61.63 feet; thence S.14°21'23"E., 80.41 feet; thence S.15°03'27"E., 417.91 feet; thence S.34°52'52"E., 41.97 feet; thence S.42°40'43"E., 56.98 feet to the Point of Ending.

Together with a 25 foot drainage maintenance easement lying easterly of and adjacent to the above described drainage easement.

311230-23112
1-2-2014, Pg 10

25°58'21"21
22°02'
11°02'E.
100'

309'3.30
154.8'




PDE

S19°46'32"E.
80.56'

PINELLAS COUNTY FLA.
OFF. REC. BK 7960 FG 2310

UNOFFICIAL COPY

		DESIGNED			C. Fred Dew CONSULTING ENGINEERS ST. PETERSBURG
		DRAWN			
REVISION	BY	CHECKED:			

A LEGAL DESCRIPTION OF: DRAINAGE EASEMENT

Being over a portion of Government Lot 3 in Southeast 1/4 of Section 33, Township 30 South, Range 19 East, Pinellas County, Florida, described as follows:

Commence at the Southeast corner of Lot 17, Block 24, SECTION B SEMINOLE ESTATES, as recorded in Plat Book 18, Pages 70-77, inclusive, Public Records of Pinellas County, Florida, proceed N.88°50'53"W., 5.47 feet; thence South 547.01 feet; thence 129.86 feet along a curve to the right, radius 317.02 feet, delta 23°28'14", chord S.11°44'10"W., 128.96 feet, for a Point of Beginning; thence S.68°00'39"W., 158.49 feet; thence S.60°05'20"W., 25.46 feet; thence S.45°58'21"W., 122.68 feet; thence N.89°54'55"W., 251.74 feet; thence 93.84 feet along the arc of a curve to the right, radius 1095.92 feet; delta 04°54'31", chord S.40°31'40"E., 91.81 feet; thence S.89°57'30"E., 134.22 feet; thence N.68°11'02"E., 144.02 feet; thence 247.40 feet along the arc of a curve to the left, radius 317.02 feet; delta 44°42'45", chord N.45°49'39"E., 241.17 feet to the Point of Beginning.

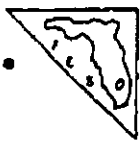
Containing 31,513 square feet, more or less.

Together with a 25 foot drainage maintenance easement lying Northerly of and adjacent to the above described drainage easement.

PINELLAS COUNTY FLA.
OFF. REC. BK 7960 PG 2311

and Associates, Inc.

• LAND SURVEYORS • LAND PLANNERS
OCALA ZEPHYRHILLS



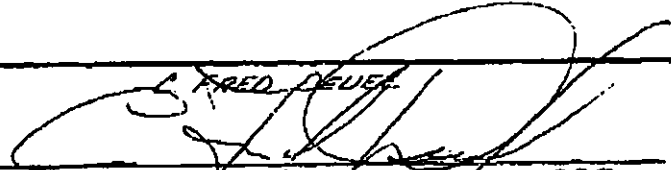
TIDES COUNTRY-CLUB

20' DRAINAGE EASEMENT

PINELLAS COUNTY FLA.
OFF. REC. BK 7960 PG 2312

UNOFFICIAL COPY

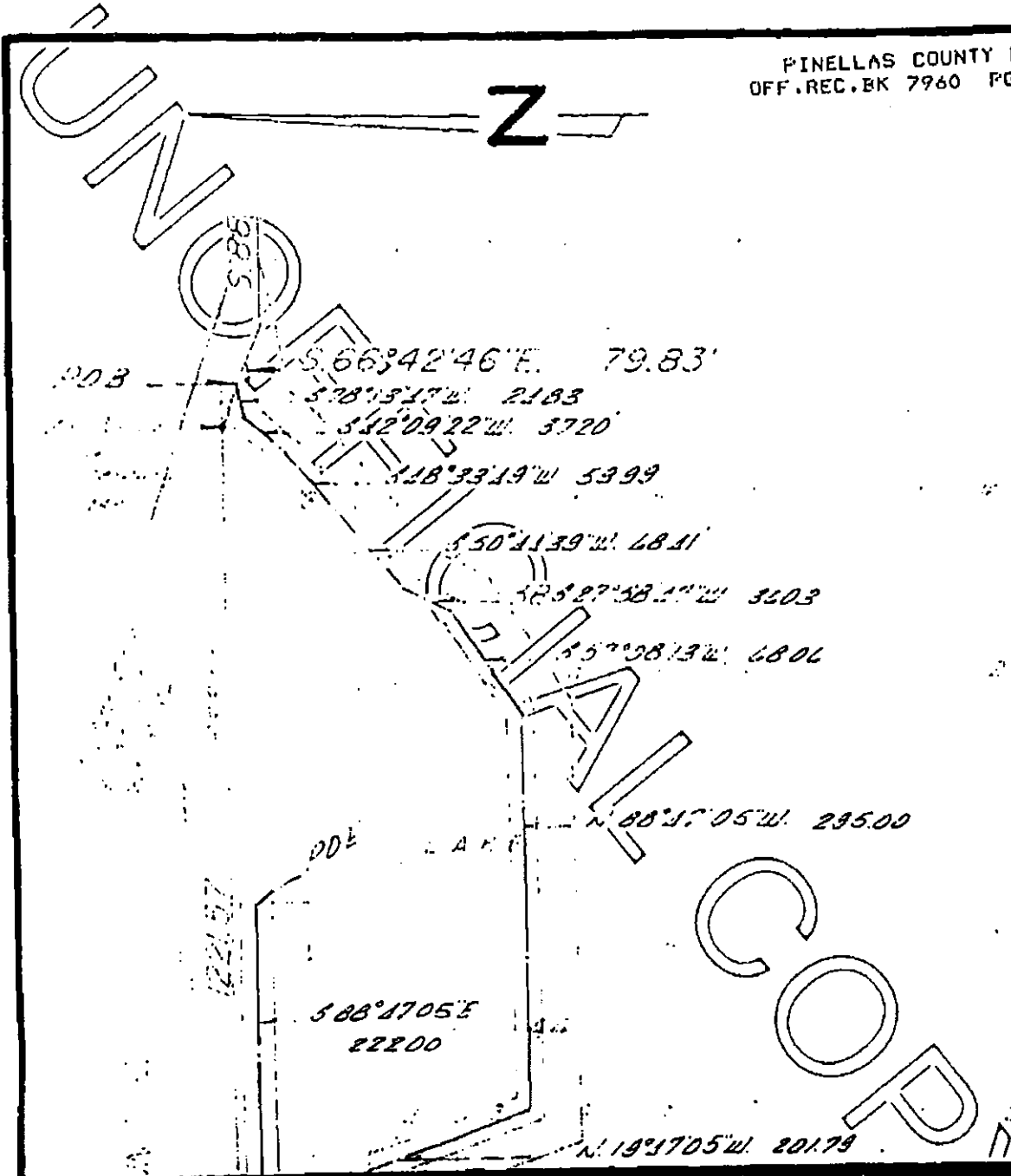
NOT VALID UNLESS
EMBOSSSED WITH A SEAL
THIS STAMP IS RED

FRED DEUER


WORK ORDER NO.	90-7-14
DATE:	5-12-92
SCALE:	1" = 100'
SHEET NO.	1 OF 1

FLORIDA SURVEYOR'S REGISTRATION NO.	827
FLORIDA ENGINEER'S REGISTRATION NO.	

PINELLAS COUNTY FLA.
OFF. REC. BK 7960 PG 2313



16

43

Sec. 33 Twp 30S, Rng. 14E

PINELLAS COUNTY FLA.
OFF. REC. BK 7960 PG 2314

Occupied By: Tides Country Club
Tides Golf Course
UNOFFICIAL COPY

16

12

39

5

A. LINE DESCRIPTION OF

A. 100' part drainage easement, thence 20 feet on each side of the following described centerline, and being on Section 5, Township 30S, Range 14E, Pinellas County, Florida, thence 21.31 feet along the line to a curve to the left, radius 525.00 feet, Delta 30°16'02", and a distance of 31.31 feet to a Point of Beginning of the herein described centerline, thence 578°12'47"N., 24.83 feet; thence S. 47°09'27"W., 52.22 feet; thence S. 48°33'45"W., 59.45 feet; thence S. 52°46'29"W., 61.61 feet; thence S. 47°45'47"W., 21.03 feet; thence S. 57°09'17"N., 65.01 feet; thence N. 68°47'05"W., 255.20 feet; thence N. 19°47'05"W., 221.79 feet to Point "A", for convenience; returning to Point "A", 221.00 feet for a Point of Beginning; thence to the Point of Ending, thence N. 88°47'05"W., 605.70 feet to the Point of Ending.

Commencing at the southeast corner of Lot 166, EASTBURY CHASE TRACT, as recorded in Plat Book 64, Page 68, Pinellas County, Florida, and being on Section 5, Township 30S, Range 14E, Pinellas County, Florida, thence 21.31 feet along the line to a curve to the left, radius 525.00 feet, Delta 30°16'02", and a distance of 31.31 feet to a Point of Beginning of the herein described centerline, thence 578°12'47"N., 24.83 feet; thence S. 47°09'27"W., 52.22 feet; thence S. 48°33'45"W., 59.45 feet; thence S. 52°46'29"W., 61.61 feet; thence S. 47°45'47"W., 21.03 feet; thence S. 57°09'17"N., 65.01 feet; thence N. 68°47'05"W., 255.20 feet; thence N. 19°47'05"W., 221.79 feet to Point "A", for convenience; returning to Point "A", 221.00 feet for a Point of Beginning; thence to the Point of Ending, thence N. 88°47'05"W., 605.70 feet to the Point of Ending.

ITTY AND MAY BE ILLIGIBLE

QUALITY BE TELETYPE

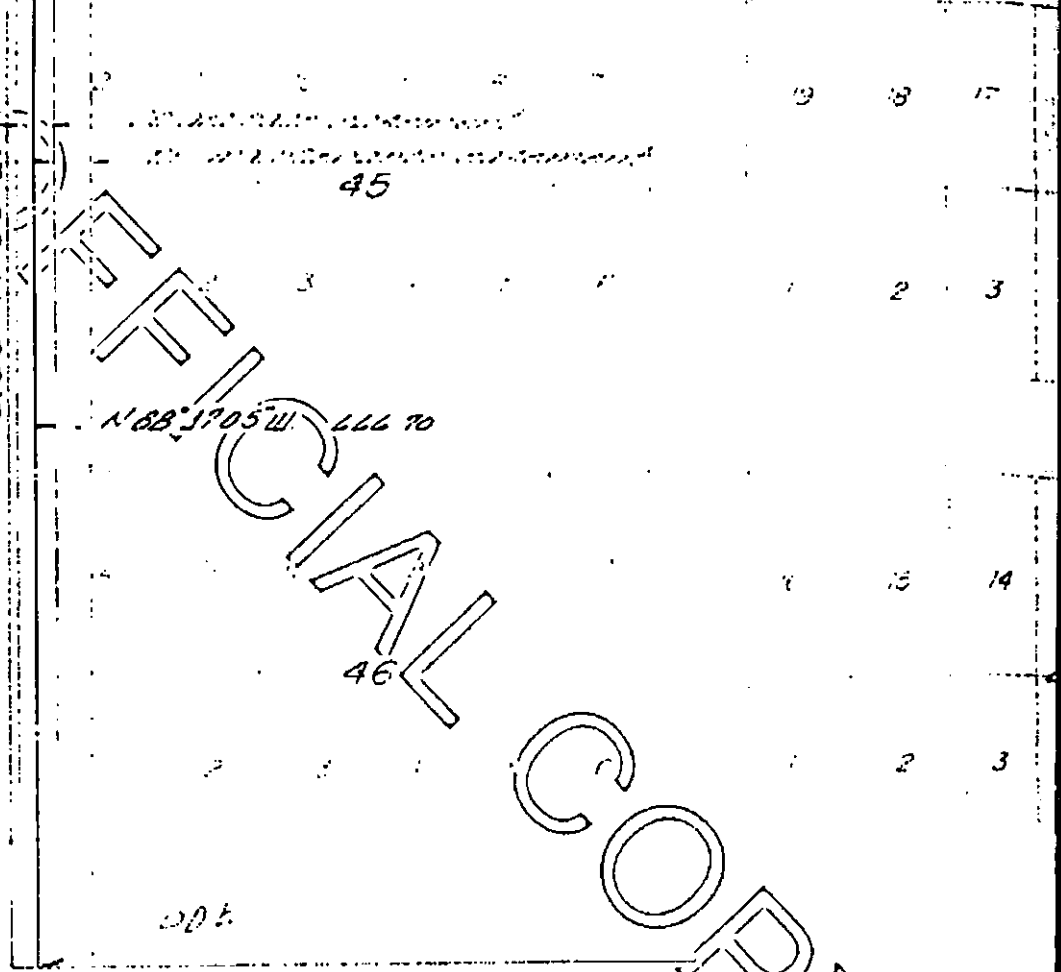
CANTERBURY CHASE

S. 88° 47' 05" E.

N. 68° 37' 05" W. 446.70

POINT A

PINELLAS COUNTY FLA.
OFF. REC. BK 7960 PG 2315



C. Fred Beuel and Associates, Inc.

C. FRED O
1620 1st
St. Peter
(81)

THENCE S. 88° 47' 05" E. 222.00 Feet to a Point including bearings
returning to Point "A", for convenience run N. 88° 47' 05" W. 222.00
feet to the Point of Ending.

Together with a 25 foot drainage maintenance easement lying
southerly of and adjacent to the above described drainage easement.

PINELLAS COUNTY FLA.
OFF. REC. BK 7960 PG 2316

16 15 14 3 2 1
42
4 3 2 1 9
13 1 1
17
1 1 1 6

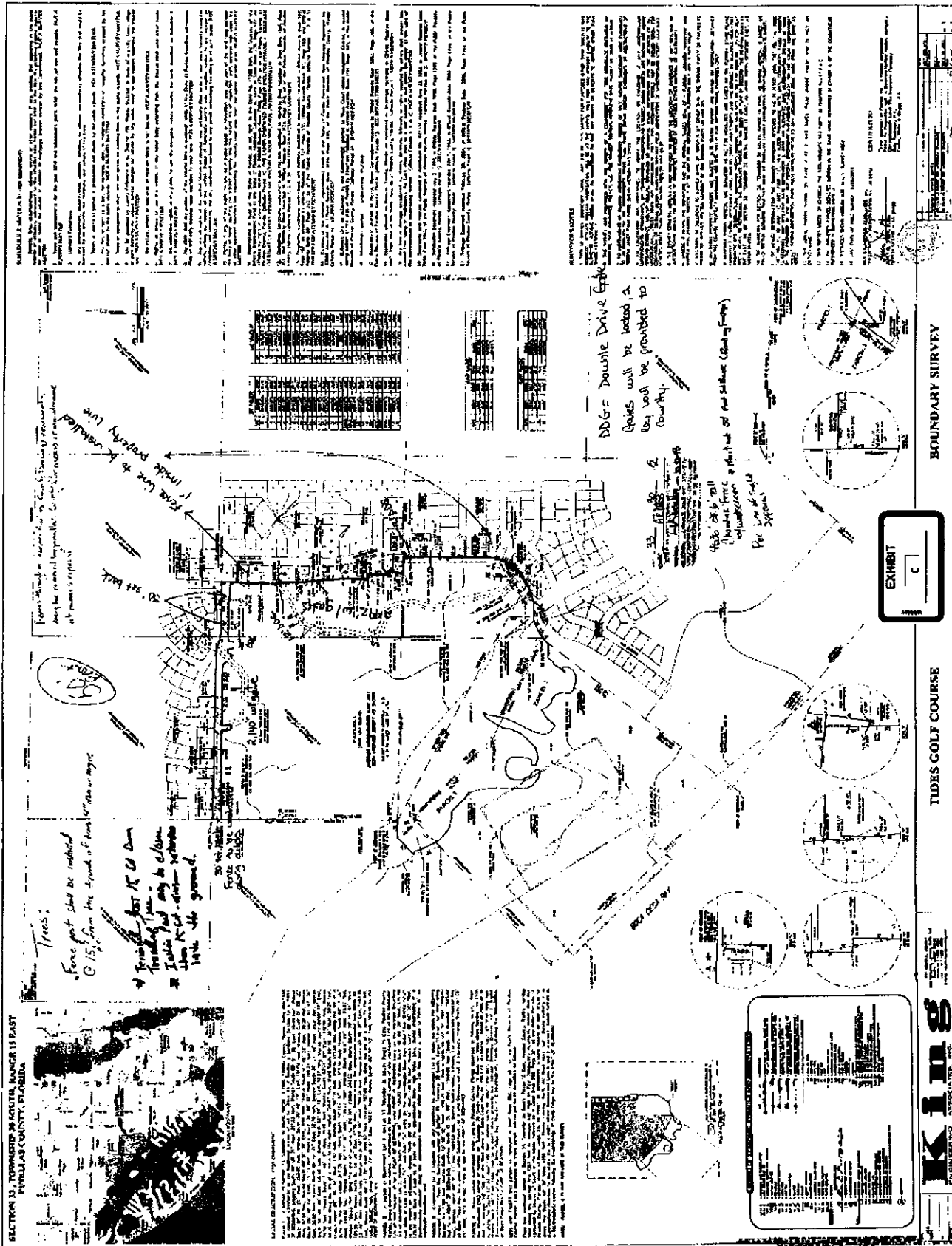
UNOFFICIAL COPY

NOT TO BE REPRODUCED
WITHOUT THE SEAL
THIS SEAL IS RED

FUEL & ASSOCIATES, INC.
Avenue North
St. Petersburg, FL 33713
(822-4155)

Fred Deuc
FLORIDA SURVEYOR'S REG. No. 822

Was Order No. 90.7
Date 5.8.92
Scale 100
Sheet No. of



Filing # 123632413 E-Filed 03/23/2021 05:22:38 PM



Public Works



September 21, 2020

TTGC, LLC
111 S. Armenia Ave, Ste 202
Tampa, FL 33609
VIA CERTIFIED MAIL, RETURN RECEIPT: 70042510000550294141

Re: 11832 66th Ave property

Dear Mr. Carpenter:

This letter concerns property held by TTGC, LLC (the "Owner") at 11832 66th Ave, Seminole, FL 33772 (the "Property"). As you are aware, a Pinellas County ("County") drainage and access easement (the "Easement") lies across part of the Property (the "Easement Area"). The Easement is recorded at Official Records Book 7960, Page 2296. As County staff has advised on previous occasions, the County requires routine access to the Easement Area for maintenance purposes.

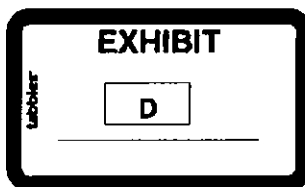
In 2018, a fence was erected within the Easement Area. Although the enclosed County Zoning Clearance was issued for the fence, the fence was not constructed at the location required by the Zoning Clearance. Instead, the fence was constructed within the Easement Area, thereby materially impeding the County's ability to access and maintain the Easement Area.

Accordingly, within thirty (30) days of receipt of this letter, the County respectfully requests that the Owner either: (a) remove the fence; or (b) relocate the fence to the location required by the County Zoning Clearance. Should the Owner fail to take such action, the County may remove the fence, at the Owner's expense. Should you have any questions, please feel free to contact me at 727-453-3469.

Regards,

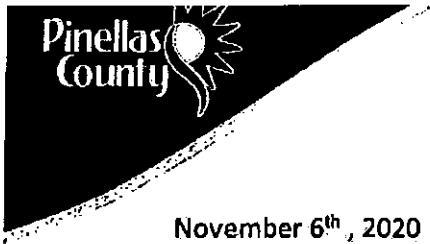
Susan Goebel-Canning, P.E.
Division Director
Stormwater and Vegetation Division
Pinellas County Public Works Department

Attachments:
Easement, BK 7960, PG 2296
Zoning permit



22211 U.S. Highway 19 North, Building 1
Clearwater, FL 33765
Phone (727) 464-8900
V/TDD (727) 464-4062
www.pinellascounty.org

Filing # 123632413 E-Filed 03/23/2021 05:22:38 PM



Public Works



November 6th, 2020

TTGC, LLC
111 S. Armenia Ave, Ste 202
Tampa, FL 33609
VIA CERTIFIED MAIL RETURN RECEIPT: 7004 2510 0005 5029 4172

Re: 11832 66th Ave property

Dear Mr. Carpenter:

Please allow this letter to serve as a follow up to our September 21, 2020 letter concerning the property held by TTGC, LLC (the "Owner") at 11832 66th Ave, Seminole, FL 33772 (the "Property"). As you are aware, the County has respectfully requested that the Owner either: (a) remove the fence from within the easement; or (b) relocate the fence to the location required by the County Zoning Clearance. County staff has spoken with you and advised on multiple occasions that the County requires routine access to the Easement Area for maintenance purposes. To date, you have declined to remove, or relocate, the fence as requested.

The condition of the ditch has now deteriorated to a point that Code Enforcement has now become involved. Currently, the County has no choice but to move forward with removing the fence to address the concerns, at the Owner's expense. We will notify you once our contractor has provided a scheduled start date. Should you have any questions, please feel free to contact me at 727-453-3469.

Regards,

Susan Goebel-Canning, P.E.
Division Director
Stormwater and Vegetation Division
Pinellas County Public Works Department

Attachments:
Easement, BK 7960, PG 2296
Zoning permit



22211 U.S. Highway 19 North, Building 1
Clearwater, FL 33765
Phone (727) 464-8900
V/TDD (727) 464-4062
www.pinellascounty.org

RECORDING

ACCT

REC 276

FEE

INT

P.C.

P.C.

USD .60

INT

TOTAL .60

INST # 92-195289
JLY 7, 1992 10:23AM

Reserved for Clerk

Documentary Tax Pd 6.04
By [Signature] - Deputy Clerk

DRAINAGE EASEMENT AGREEMENT

PINELLAS COUNTY FLA.
OFF. REC. BK 7960 PG 2296

THIS EASEMENT, made this 16th day of June, 1992, between SHERATON SHORES, INC., a Florida corporation, whose mailing address is 11832 66th Avenue North, Seminole, Florida 34642-6199, hereinafter referred to as the "Grantor," and PINELLAS COUNTY, whose mailing address is 315 Court Street - 1/2 Right of Way Clearwater, Florida 34616, hereinafter referred to as the "Grantee."

WITNESSETH:

WHEREAS, Grantor is the fee simple owner of certain real property located in Pinellas County, Florida, and more particularly described in Exhibit "A" attached hereto and incorporated herein by reference (the "Property").

WHEREAS, Grantee desires to enter upon the Property to maintain and repair existing drainage systems located on the Property.

NOW, THEREFORE, in consideration of the sum of Ten and no/100 Dollars (\$10.00) and other valuable consideration, paid by the Grantee, the receipt of which is hereby acknowledged, Grantor and Grantee hereby agree as follows:

1. Grantor does hereby give and grant to Grantee, and its assigns, a non-exclusive easement for the perpetual right to enter upon the real property described in Exhibit "B" attached hereto and incorporated herein by reference with the full authority to maintain and repair the existing drainage systems for the purposes of draining storm water over, across, through, and under such lands (the "Existing Drainage Easement").

2. The Grantor expressly reserves for itself, and its successors and assigns, the right to continue the use of the Property for all purposes not inconsistent with the Existing Drainage Easement, including by way of illustration and not by way of limitation, uses and purposes incident to the construction, use,

RETURN TO:
PINELLAS COUNTY - RIGHT OF WAY
SPECIAL ACCOUNT
A/C # 92
AGENT

PREPARED BY ~~AND RETURN TO:~~
Susan L. Van Andel, Esquire
Shackleford, Farrior, Stallings & Evans, P.A.
Post Office Box 3324
Tampa, Florida 33601

KARLEEN F. DEBLAKER, CLERK
RECORD VERIFIED BY: EM

92

and maintenance of a golf course and country club and all related facilities (the "Club").

3. The Grantee expressly acknowledges that the drainage systems within the Existing Drainage Easement run over, across, through, and under the Property which is used as a golf course, country club, and related facilities and therefore agrees, except in cases of an emergency which poses an imminent threat of harm to the public health, safety, and welfare, to give Grantor thirty (30) days written notice of its intention to perform maintenance or repairs upon any of the existing drainage systems. In the event of an emergency, Grantee agrees to give Grantor as much written notice as reasonably possible before commencing emergency repairs or emergency maintenance which will result in the interruption of the normal and customary Club activity.

4. Grantee agrees that all maintenance or repairs shall be performed at such times, in such manners, and as expeditiously as possible so as to minimize the amount of disruption or interruption in the normal and customary activity of the Club.

5. In maintaining or repairing the drainage facilities within the Existing Drainage Easement, Grantee agrees to restore any surface of the Property not used specifically for the drainage facility and any of the Grantor's underground irrigation system or drainage systems, if necessary, to the same condition as when entered upon or disturbed by Grantee or its agents.

6. Grantee hereby agrees that if Grantor's future development of the Property is in physical conflict with Grantee's location of its drainage systems, Grantor may relocate such drainage systems to another mutually agreed upon easement area on the Property and Grantor shall execute and deliver to Grantee a recordable easement to cover the relocated drainage systems. Upon completion of the relocation, the easement herein shall be considered canceled as to that portion of the easement area vacated by the relocation.

7. Nothing in this Agreement shall preclude Grantor from asserting against Grantee any rights or remedies it may have with respect to common law indemnity.

8. It is expressly understood and agreed that Grantee shall have a reasonable right of ingress to and egress from the Property described herein in order to perform all necessary maintenance and repairs.

9. The rights and obligations of this agreement shall be binding on Grantor's and Grantee's respective successors and assigns.

10. All written notices to be given hereunder shall be in writing and mailed postage prepaid by certified mail, return receipt requested or hand delivered to Grantor at the address written above and to Grantee, Director of Public Works of Pinellas County, 315 Court Street, Clearwater, Florida 34616. Any such notice shall be deemed given when so delivered by hand, or when deposited with the U.S. Postal Service when so mailed.

TO HAVE AND TO HOLD said easement unto Grantee, and its successors and assigns, forever. Subject, however, to any and all matters of record, however referenced thereto, shall not serve to reimpose the same.

IN WITNESS WHEREOF, the said Grantor has here to set its hand and seal the day and year first written above.

Witnesses:

"Grantor"

SHERATON SHORES, INC.,
a Florida corporation

Mary E. C...
Name: Mary E. C... (print)

[Signature]
Name: [Signature] (print)

By: [Signature]
C. TUCKER MOORE, Vice President

[SHERATON SHORES, INC.
CORPORATE SEAL]

"Grantee"
PINELLAS COUNTY

ATTEST: KARLEEN F. De BLAKER, CLERK
[Signature]
Name: [Signature] Deputy Clerk (print)

Name: _____ (print)

By: [Signature]
Name: GEORGE GREER (print)
Its: CHAIRMAN

APPROVED AS TO FORM
OFFICE OF COUNTY ATTORNEY
By: [Signature]
Attorney

STATE OF FLORIDA
COUNTY OF Pinellas

The foregoing instrument was acknowledged before me this
1st day of June, 1992, by C. TUCKER MOORE, as Vice
President of SHERATON SHORE, INC., a Florida corporation, on behalf
of the corporation. He is personally known to me or has produced
as identification and did (did not)
take an oath.

MARGARET F. CROCKETT
Notary Public
STATE OF FLORIDA
My Comm Exp 12/1/95
BONDED

Margaret F. Crockett
NOTARY PUBLIC
Name: Margaret F. Crockett (print)
My commission expires: 12/1/95

STATE OF FLORIDA
COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me this
16th day of June, 1992, by George Greer
who is personally known to me or has produced
as identification and did (did not) take an oath.

ELEANOR CALCESE
MY COMMISSION No. IS CC082405

Eleanor Calcese
NOTARY PUBLIC
Name: Eleanor Calcese (print)

My commission expires:
Notary Public, State of Florida
My Commission Expires March 28, 1995
Bonded thru Troy Falls Insurance Co.

SF80669

COPY

EXHIBIT "A"

A portion of Bayshore Drive as described in O.R. Book 148 at page 522; And, All of Blocks 25, 26, 27, 37 thru 48, inclusive, a portion of Blocks 20, 24, 28, 35 and 36, utility easements and road rights-of-way, SECTION B SEMINOLE ESTATES, as recorded in Plat Book 18, Pages 70 thru 77, inclusive, of the Public Records of Pinellas County, Florida, all being further described as follows:

Commencing at the Northeast corner of Lot 1, Block 35 of said SECTION B SEMINOLE ESTATES for a Point of Beginning, proceed S.01°08'22"W., 391.13 feet; thence S.88°51'38"E., 10.00 feet; thence S.01°08'22"W., 150.00 feet; thence S.05°42'12"E., 121.02 feet; thence S.01°08'22"W., 30.00 feet; thence S.88°51'38"E., 4.50 feet; thence S.01°08'22"W., 30.00 feet; thence S.05°48'04"E., 151.11 feet; thence S.01°08'22"W., 146.27 feet; thence S.00°47'39"E., 30.00 feet; thence N.89°12'21"E., 28.70 feet; thence S.00°47'39"E., 30.00 feet; thence S.00°00'28"E., 120.00 feet; thence N.89°59'32"E., 19.27 feet; thence S.00°00'28"E., 58.59 feet; thence S.11°46'19"W., 51.00 feet; thence S.83°24'57"E., 132.86 feet; thence 50.28 feet along the arc of a curve to the right, radius 736.67 feet, chord S.08°29'38"W., 50.27 feet; thence N.88°50'33"W., 5.47 feet; thence South 547.01 feet; thence 377.26 feet along the arc of a curve to the right, radius 317.02 feet; chord S.34°05'32"W., 355.39 feet; thence S.68°11'02"W., 144.02 feet; thence N.89°57'30"W., 134.22 feet; thence 159.25 feet along the arc of a curve to the left, radius 1095.92 feet; chord N.48°14'16"W., 159.11 feet; thence N.52°24'02"W., 3.40 feet; thence N.00°08'29"E., 126.00 feet; thence N.54°00'58"W., 75.47 feet; thence 234.34 feet along the arc of a curve to the right, radius 441.56 feet; chord N.63°26'12"W., 231.60 feet; thence N.48°13'59"W., 670.43 feet; thence 614.72 feet along the arc of a curve to the left, radius 849.50 feet, chord N.68°57'47"W., 601.39 feet; thence N.00°18'27"E., 1288.20 feet; thence S.88°47'05"E., 1221.57 feet; thence 182.85 feet along the arc of the curve to the left; radius 550.00 feet, chord S.79°18'51"E., 182.01 feet; thence S.88°50'33"E., 324.45 feet to the Point of Beginning.

SF75055

COPY

A LEGAL DESCRIPTION OF:

A 20 foot drainage easement, lying 10 feet on each side of the following described centerline, all being in SECTION B SEMINOLE ESTATES, as recorded in Plat Book 18, Pages 70 thru 77, inclusive, Public Records of Pinellas County, Florida:

Commencing at the Southeast corner of Lot 166, CANTERBURY CHASE UNIT 2, as recorded in Plat Book 66, Page 98, Public Records of Pinellas County, Florida; thence 31.38 feet along the arc to a curve to the left, radius 550.00 feet, delta 30°16'02", chord S.71°25'25"E., 31.38 feet for a Point of Beginning of the herein described centerline; thence S.78°13'47"W., 24.89 feet; thence S.42°09'22"W., 37.20 feet; thence S.48°33'49"W., 59.99 feet; thence S.50°44'39"W., 68.41 feet; thence S.27°58'47"W., 36.03 feet; thence S.67°08'13"W., 68.06 feet; thence N.88°47'05"W., 295.00 feet; thence N.19°47'05"W., 201.79 feet to Point "A", for convenience; thence S.88°47'05"E., 222.00 feet for a Point of Ending; thence returning to Point "A", for convenience run N.88°47'05"W., 666.70 feet to the Point of Ending.

Together with a 25 foot drainage maintenance easement lying Southerly of and adjacent to the above described drainage easement.

COPY

27122506 SSS 07-07-92 06:12:16
01 AGN-SHERATON SHORES PINELLA
DOC STAMP COLLECTIONS 2 \$0.60
TOTAL: \$0.60
CASH AMT. TENDERED: \$0.60
CHANGE: \$0.00

Legal Description Agreement

07-07-92 11:53 PM P31

A. LEGAL DESCRIPTION OF:

A 20 foot drainage easement, lying 10 feet on each side of the following described centerline, all being in SECTION B SEMINOLE ESTATES, as recorded in Plat Book 18, Pages 70 thru 77, Inclusive, Public Records of Pinellas County, Florida:

Commencing at the Northeast corner of Lot 1, Block 35 of said SECTION B SEMINOLE ESTATES; thence $5.01^{\circ}08'22''$ W., 391.13 feet for a Point of Beginning of the herein described centerline; thence $5.53^{\circ}33'41''$ W., 175.23 feet; thence $5.64^{\circ}38'19''$ W., 134.44 feet; thence $5.59^{\circ}04'50''$ W., 53.13 feet; thence $5.24^{\circ}43'16''$ W., 142.40 feet; thence 154.37 feet along the arc of a curve to the right, radius 452.03 feet, delta $19^{\circ}34'01''$, chord $5.01^{\circ}57'47''$ E., 153.62 feet; thence $5.10^{\circ}56'25''$ W., 192.40 feet; thence $5.19^{\circ}46'32''$ E., 80.56 feet; thence $5.22^{\circ}14'47''$ E., 23.59 feet; thence $5.69^{\circ}09'14''$ E., 69.13 feet; thence $5.66^{\circ}21'46''$ E., 26.12 feet; thence $N.87^{\circ}20'45''$ E., 32.62 feet; thence 37.71 feet along the arc of a curve to the right, radius 99.50 feet, delta $21^{\circ}42'50''$, chord $5.68^{\circ}40'07''$ E., 37.48 feet; thence $5.54^{\circ}51'48''$ E., 7.71 feet; thence $5.41^{\circ}24'15''$ E., 16.56 feet; thence $5.18^{\circ}31'49''$ E., 14.49 feet; thence $5.22^{\circ}04'00''$ E., 38.04 feet; thence $5.17^{\circ}19'16''$ E., 46.45 feet; thence $5.07^{\circ}00'21''$ E., 72.82 feet; thence $5.02^{\circ}30'17''$ W., 28.84 feet; thence $5.14^{\circ}56'49''$ W., 59.13 feet; thence $5.20^{\circ}26'57''$ W., 32.47 feet; thence $5.07^{\circ}33'11''$ W., 61.63 feet; thence $5.14^{\circ}21'23''$ E., 80.41 feet; thence $5.15^{\circ}03'27''$ E., 417.91 feet; thence $5.34^{\circ}52'52''$ E., 41.97 feet; thence $5.42^{\circ}40'43''$ E., 56.98 feet to the Point of Ending.

Together with a 25 foot drainage maintenance easement lying easterly of and adjacent to the above described drainage easement.

LEGAL

Legal for
Easement
Agreement
TOTAL P. 04
00 00 00 00 00 00

A LEGAL DESCRIPTION OF:

A 20 foot drainage easement, lying 10 feet on each side of the following described centerline, all being in SECTION B SEMINOLE ESTATES, as recorded in Plat Book 18, Pages 70 thru 77, inclusive, (Public Records of Pinellas County, Florida:

Commencing at the Northeast corner of Lot 1, Block 35, said SECTION B SEMINOLE ESTATES, proceed S.01°08'22"W., 391.13 feet; thence S.86°51'38"E., 10.00 feet; thence S.01°08'22"W., 150.00 feet; thence S.05°42'12"E., 121.02 feet; thence S.01°08'22"W., 30.00 feet for a Point of Beginning of the herein described centerline; thence S.64°44'38"W., 15.08 feet; thence S.89°05'32"W., 20.10 feet; thence N.85°54'27"W., 87.50 feet; thence S.86°29'49"W., 49.21 feet; thence N.89°22'22"W., 69.56 feet; thence N.87°53'13"W., 16.48 feet; thence S.87°41'28"W., 51.42 feet; thence S.83°52'58"W., 26.78 feet; thence S.70°03'47"W., 53.59 feet for a Point of Ending.

Together with a 25 foot drainage maintenance easement lying Southerly of and adjacent to the above described drainage easement.

OFFICIAL

Legal for Easement
affirmation

A LEGAL DESCRIPTION OF: DRAINAGE EASEMENT

Being over a portion of Government Lot 9 in Southeast 1/4 of Section 33, Township 30 South, Range 15 East, Pinellas County, Florida, described as follows:

Commence at the Southeast corner of Lot 17, Block 24, SECTION B SEMINOLE ESTATES, as recorded in Plat Book 18, Pages 70-77, inclusive, Public Records of Pinellas County, Florida, proceed N.88°50'53"W., 5.47 feet; thence South 547.01 feet; thence 129.86 feet along a curve to the right, radius 317.02 feet, delta 23°28'14", chord S.11°44'10"W., 128.96 feet; for a Point of Beginning; thence S.68°00'39"W., 158.49 feet; thence S.60°05'20"W., 25.46 feet; thence S.45°58'21"W., 122.68 feet; thence N.89°54'55"W., 251.74 feet; thence 93.84 feet along the arc of a curve to the right, radius 1098.92 feet; delta 04°54'21", chord S.48°31'40"E., 93.81 feet; thence S.89°57'30"E., 134.22 feet; thence N.68°11'02"E., 144.02 feet; thence 247.40 feet along the arc of a curve to the left, radius 317.02 feet; delta 44°42'45", chord N.45°49'39"E., 241.17 feet to the Point of Beginning.

Containing 31,513 square feet, more or less.

Together with a 25 foot drainage maintenance easement lying Northerly of and adjacent to the above described drainage easement.

DRAFT

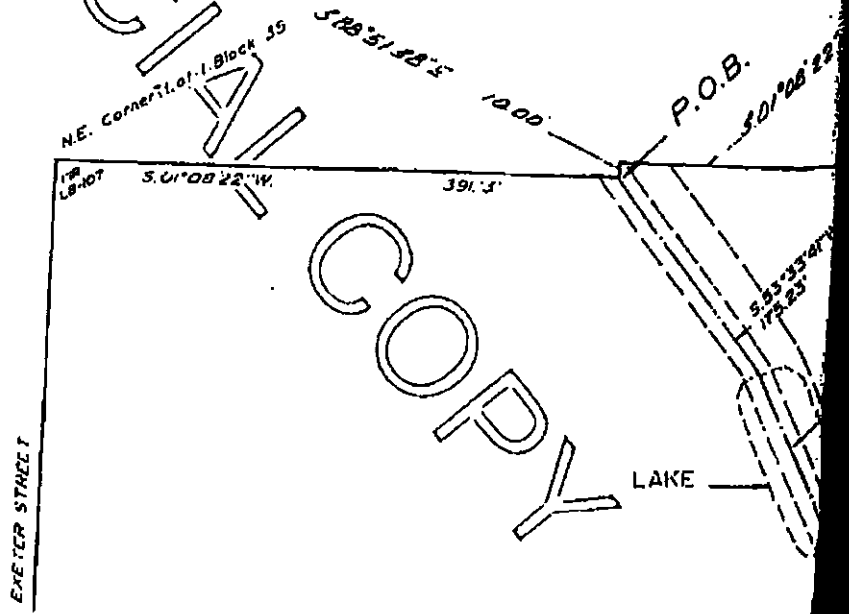
Legal Instrument Agreement
A

C. FRED DEVEL & ASSOCIATES, INC.
1620 1st Avenue North
St. Petersburg, FL 33713
(813) 822-4151

PINELLAS COUNTY FLA.
OFF. REC. BK 7960 PB 2305

THIS DOCUMENT OR A PORTION OF
THIS DOCUMENT IS OF POOR QUALITY
AND MAY BE ILLEGIBLE.

UNOFFICIAL COPY

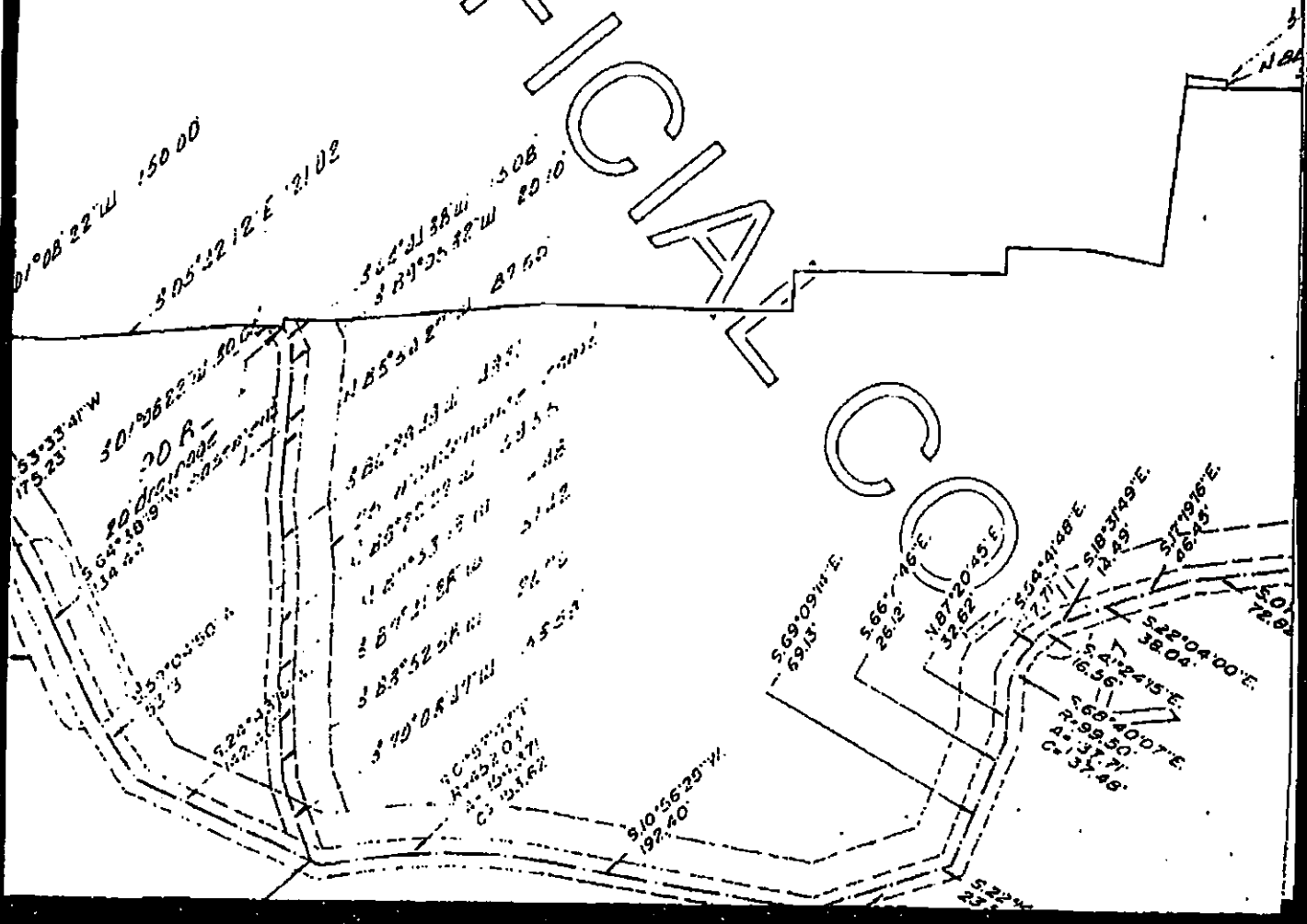


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Commencing at the Northeast corner of Lot 1, Block 35, said SECTION B SEMINOLE ESTATES, proceed S.01°08'22"W., 391.13 feet; thence S.88°51'38"E., 10.00 feet; thence S.01°08'22"W., 150.00 feet; thence S.05°42'12"E., 121.02 feet; thence S.01°08'22"W., 50.00 feet for a Point of Beginning of the herein described centerline; thence S.64°44'18"W., 15.08 feet; thence S.89°05'32"W., 20.10 feet; thence N.85°54'27"W., 87.50 feet; thence S.86°29'49"W., 49.21 feet; thence N.87°22'22"W., 61.95 feet; thence N.87°53'11"W., 16.48 feet; thence S.87°41'28"W., 51.42 feet; thence S.83°52'58"W., 26.76 feet; thence S.70°01'47"W., 83.59 feet for a Point of Ending.

Together with a 25 foot drainage maintenance easement lying southerly of and adjacent to the above described drainage easement.



UNOFFICIAL COPY

Commercial 17 Acres
Sec B Seminole Estates
547
58°50'55"W
LAST BOUNDARY TIDALS
COUNTRY CLUB

PO. 11/10/81
R. 12984
12984

1145°10'21"
R. 31762
12984
P.D.B.
526°40'37"W
R. 29705
286.30

1145°23'59"E
R. 21808
287.00
12984
P.O. drainage
P.O.E.

548°00'59"W
158.49

510°05'20"W
25.42

542°40'43"E
50.38

545°12'
12984

502°30'17"W
26.38
514°36'49"W
59.13
520°26'57"W
32.47
507°33'11"W
61.63
514°21'23"E
80.41

LAKE
25 MAINTENANCE EASEMENT
5°5'03'27"E
20 DRAINAGE EASEMENT
20 DRAINAGE EASEMENT

530°22'35"E
325.55
21.97
25 maintenance easement
128°34'55"W
251.72
drainage easement

SALVIADE
R. 1035592
R. 8384
85.81

THIS DOCUMENT OR A PORTION OF
THIS DOCUMENT IS OF POOR QUAL-
ITY AND MAY BE ILLEGIBLE.

SEC.33 , TWP.30 S., RNG.15 E.

FINELLAS COUNTY FLA.
OFF.REC.BK 7960 PG 2308

UNOFFICIAL

A LEGAL DESCRIPTION OF:

A 20 foot drainage easement, lying 10 feet on each side of the following described centerline, all being in SECTION B SEMINOLE ESTATES, as recorded in Plat Book 18, Pages 70 thru 77, inclusive, Public Records of Pinellas County, Florida:

Commencing at the Northeast corner of Lot 1, Block 35 of said SECTION B SEMINOLE ESTATES; thence S.01°08'22"W., 391.13 feet for a Point of Beginning of the herein described centerline; thence S.53°33'41"W., 175.23 feet; thence S.64°38'19"W., 134.44 feet; thence S.59°04'50"W., 53.13 feet; thence S.24°43'16"W., 142.40 feet; thence 154.37 feet along the arc of a curve to the right, radius 452.03 feet, delta 19°34'01", chord S.01°57'47"E., 153.62 feet; thence S.10°56'25"W., 192.40 feet; thence S.19°46'32"E., 80.56 feet; thence S.22°14'47"E., 23.59 feet; thence S.69°09'14"E., 69.13 feet; thence S.66°21'46"E., 26.12 feet; thence N.87°20'45"E., 32.62 feet; thence 37.71 feet along the arc of a curve to the right, radius 99.50 feet, delta 21°42'50", chord S.68°40'07"E., 37.46 feet; thence S.54°51'48"E., 7.71 feet; thence S.41°24'15"E., 16.56 feet; thence S.18°31'49"E., 14.49 feet; thence S.22°04'00"E., 38.04 feet; thence S.17°19'16"E., 46.45 feet; thence S.07°00'21"E., 72.82 feet; thence S.02°30'17"W., 26.54 feet; thence S.14°56'49"W., 59.13 feet; thence S.20°26'57"W., 32.47 feet; thence S.07°33'11"W., 61.63 feet; thence S.14°21'23"E., 80.41 feet; thence S.15°03'27"E., 417.91 feet; thence S.34°52'52"E., 41.97 feet; thence S.42°40'43"E., 54.98 feet to the Point of Ending.

Together with a 25 foot drainage maintenance easement lying easterly of and adjacent to the above described drainage easement.


1893-1902
1903-1908
1909-1914
1915-1920
1921-1926
1927-1932
1933-1938
1939-1944
1945-1950
1951-1956
1957-1962
1963-1968
1969-1974
1975-1980
1981-1986
1987-1992
1993-1998
1999-2004
2005-2010
2011-2016
2017-2022

PDE

S. 19° 46' 32" E.
80.56'

FINELLAS COUNTY FLA.
OFF. REC. BK 7960 PG 2310

UNOFFICIAL COPY

		DESIGNED			C. Fred Dent CONSULTING ENGINEERS ST. PETERSBURG
		DRAWN			
REVISION	BY	CHECKED			

A LEGAL DESCRIPTION OF: DRAINAGE EASEMENT

Being over a portion of Government Lot 3 in Southeast 1/4 of Section 33, Township 30 South, Range 15 East, Pinellas County, Florida, described as follows:

Commence at the Southeast corner of Lot 17, Block 24, SECTION B SEMINOLE ESTATES, as recorded in Plat Book 18, Pages 70-77, inclusive, Public Records of Pinellas County, Florida, proceed N. 88°50'53"W., 5.47 feet; thence South 547.01 feet; thence 129.86 feet along (a curve to the right, radius 317.02 feet, delta 23°28'14", chord S. 11°44'10"W., 128.96 feet, for a Point of Beginning; thence S. 68°00'39"W., 150.49 feet; thence S. 60°05'20"W., 25.46 feet; thence S. 45°58'21"W., 122.60 feet; thence N. 89°54'55"W., 251.74 feet; thence 93.84 feet along the arc of a curve to the right, radius 1095.92 feet; delta 04°54'31", chord S. 46°31'46"E., 91.81 feet; thence S. 29°57'30"E., 134.22 feet; thence N. 68°11'02"E., 144.02 feet; thence 247.40 feet along the arc of a curve to the left, radius 317.02 feet; delta 44°42'45", chord N. 45°49'39"E., 241.17 feet to the Point of Beginning.

Containing 31,513 square feet, more or less.

Together with a 25 foot drainage maintenance easement lying Northerly of and adjacent to the above described drainage easement.

PINELLAS COUNTY FLA.
OFF. REC. BK 7960 PG 2311

OFFICIAL COPY

and Associates, Inc.

• LAND SURVEYORS • LAND PLANNERS
OCALA ZEPHYRHILLS



TIDES COUNTRY CLUB

20' DRAINAGE EASEMENT

PINELLAS COUNTY FLA.
OFF. REC. BK 7960 PG 2312

UNOFFICIAL COPY

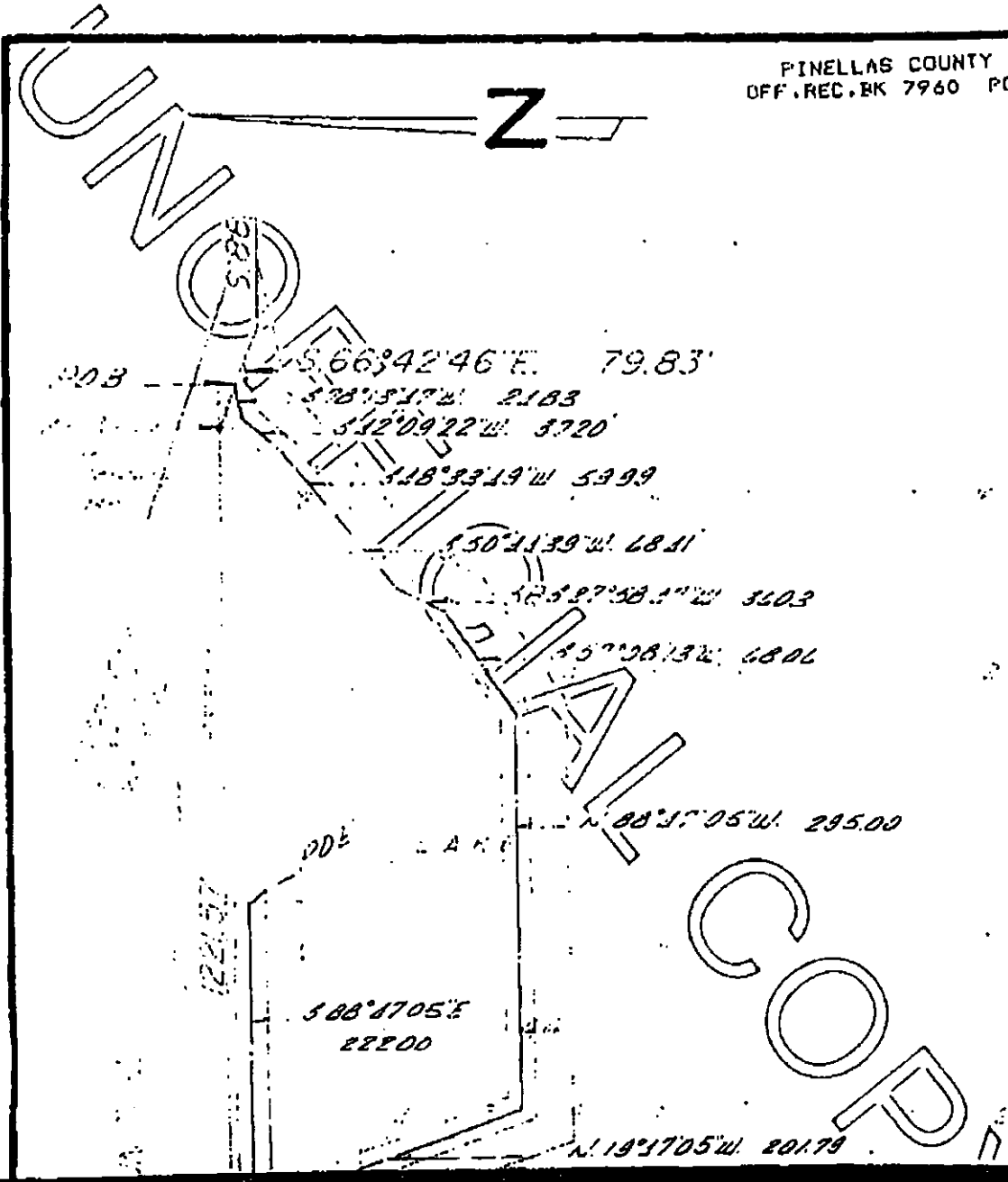
NOT VALID UNLESS
EMBOSSSED WITH A SEAL
THIS STAMP IS RE...

FRED DEUER
[Signature]

WORK ORDER NO. 90-7-14
DATE: 5-12-92
SCALE: 1" = 100'
SHEET NO. 1 OF 1

FLORIDA SURVEYOR'S REGISTRATION NO. 227
FLORIDA ENGINEER'S REGISTRATION NO.

PINELLAS COUNTY FLA.
OFF. REC. BK 7960 PG 2313



16

43

Sec 33 Map 303, Rsp 11E.

PINELLAS COUNTY FLA.
OFF. REC. BK 7960 PG 2314

Occupied By
Tides Country Club
UVA Golf Course
OFFICIAL COPY

4. THE DIST. REPRESENTATION OF THE
LANDS DESCRIBED IN THE FOREGOING
AS SHOWN ON MAP 303, RSP 11E, IN
PUBLIC RECORDS OF PINELLAS COUNTY,
FLORIDA, IS HEREBY RECORDED AS
SHOWN ON MAP 303, RSP 11E, IN
PUBLIC RECORDS OF PINELLAS COUNTY,
FLORIDA, IN ACCORDANCE WITH THE
PROVISIONS OF SECTION 33, ARTICLE X,
OF THE FLORIDA CONSTITUTION, AND
SECTION 193, CHAPTER 68, STATUTES
OF FLORIDA, AND THE FOLLOWING IS
A TRUE AND CORRECT COPY OF THE
RECORDING OF THE FOREGOING AS
SHOWN ON MAP 303, RSP 11E, IN
PUBLIC RECORDS OF PINELLAS COUNTY,
FLORIDA, IN ACCORDANCE WITH THE
PROVISIONS OF SECTION 33, ARTICLE X,
OF THE FLORIDA CONSTITUTION, AND
SECTION 193, CHAPTER 68, STATUTES
OF FLORIDA.

ITV AND MAY BE ILLEGIBLE

PLEASE PRINT NAME AND ADDRESS FULLY

PINELLAS COUNTY FLA.
OFF. REC. BK 7960 PG 2315

POINT A

CAN TERRACE PHASE

5.88°47'05"E

N 188°37'05"W 244.70

45

46

100±

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85 86 87
88 89 90
91 92 93
94 95 96
97 98 99
100

C. FILED
1960 1st
St. Peter
(8)

W. Fred Beuel and Associates, Inc.

UNOFFICIAL COPY

These drawings are prepared for the use of the Florida Department of Transportation and are not to be used for any other purpose without the written consent of the Florida Department of Transportation. The drawings are prepared for the use of the Florida Department of Transportation and are not to be used for any other purpose without the written consent of the Florida Department of Transportation.

PINELLAS COUNTY FLA.
OFF. REC. BK 7960 PG 2316

NOT FOR CONSTRUCTION
ENGINEERING CONSULTANTS
FLORIDA REGISTERED

	DATE: 5-8-82
FLORIDA SURVEYORS REG. NO. 881	SCALE: 1" = 100'
	HEET NO. 31

WILL & ASSOCIATES, INC.
Avenue North
Suite 501
Tampa, FL 33613
(813) 823-4151

UNOFFICIAL COPY

46 45 44 43 42 41 40 39 38 37 36 35 34 33 32 31 30 29 28 27 26 25 24 23 22 21 20 19 18 17 16 15 14 13 12 11 10 9 8 7 6 5 4

47 46 45 44 43 42 41 40 39 38 37 36 35 34 33 32 31 30 29 28 27 26 25 24 23 22 21 20 19 18 17 16 15 14 13 12 11 10 9 8 7 6 5 4

SECTION 36, TOWNSHIP 38 SOUTH, RANGE 15 EAST
 FRONTERA COUNTY, FLORIDA



Notes:
 Fence post shall be re-located
 0.15' from the corner of land measurement

Other notes:
 if ground is less than 10' from
 the center line, it shall be shown
 and the fence shall be set back
 to the ground.

Power lines of various kinds crossing boundaries
 may be shown approximately. Careful attention
 is made to the location of these lines.

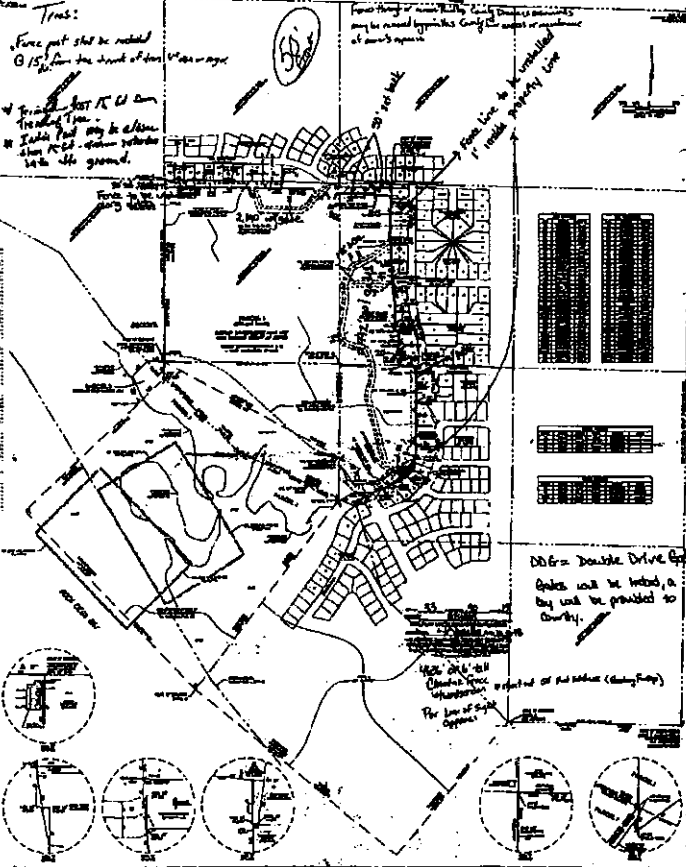
DEVELOPMENT BY OWNER

1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20



ADDITIONAL NOTES:

1	2	3	4	5	6	7	8	9	10



DEED

TO HAVE AND TO HOLD unto the said [Name], his heirs and assigns forever, all that certain [Description of Property]

CURTAIN

IT IS HEREBY CERTIFIED that the above described land is situated in the County of [County Name], State of Florida.

WITNESSETH

That I, the undersigned, a duly qualified and sworn Surveyor, do hereby certify that the foregoing is a true and correct copy of the original of the same as the same appears on the records of the Surveyor.

DEPOSITED

This [Date] A.D. 19[Year] at [City/County]

[Signature]

Filing # 123632413 E-Filed 03/23/2021 05:22:38 PM

This message has originated from **Outside of the Organization**. Do Not Click on links or open attachments unless you are expecting the correspondence from the sender and know the content is safe.

Mr. Mackesey,

We have reviewed the information in great detail. My response is simple: We put the fence exactly where the permit allows us to put the fence. Stop harassing me and do NOT remove or modify our fence. This is absolute harassment and if this continues, our attorneys will respond accordingly. Have a great day!

Ron Carpenter, MSRE
Carpenter Companies Florida LLC
1302 E. Second Ave, Suite 200
Tampa, FL 33605
Email: Ron@CarpenterCoFL.com
www.CarpenterCoFL.com
Direct: 813-323-3330

From: Mackesey, Brendan <bmackesey@co.pinellas.fl.us>
Sent: Wednesday, January 6, 2021 3:17 PM
To: Ron Carpenter <ron@CarpenterCoFL.com>
Cc: Goebel-Canning, Susan <sgoebel-canning@co.pinellas.fl.us>; Hall, Brent D <bhall@co.pinellas.fl.us>; Hauser, Amber L <ahauser@co.pinellas.fl.us>
Subject: RE: Fence - 11832 66th Ave, Seminole

Mr. Carpenter:

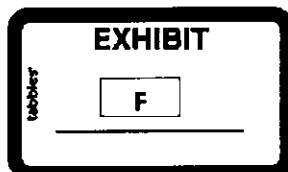
The County is yet to receive a formal written response to the County's letter dated November 6, 2020 regarding the encroaching fence. Please provide such written response by the end of this week (COB January 8, 2021). If the County does not receive such response the County will remove the fence. You will be notified before the fence is removed.

If you retain counsel in this matter, please forward this e-mail to him/her and provide his/her contact information to me.

Regards

Brendan Mackesey
Assistant County Attorney
Board Certified in City, County, and Local Government Law
Office: 727-464-3354
Cell: 703-919-3770
bmackesey@pinellascounty.org

All government correspondence is subject to the public records law.



From: Hauser, Amber L <ahauser@co.pinellas.fl.us>
Sent: Tuesday, November 24, 2020 3:25 PM
To: ron@CarpenterCoFL.com
Cc: Goebel-Canning, Susan <sgoebel-canning@co.pinellas.fl.us>; Mackesey, Brendan <bmackesey@co.pinellas.fl.us>
Subject: Fence - 11832 66th Ave, Seminole

Good afternoon Mr. Carpenter,

Thank you again for speaking with us this afternoon in connection with the above referenced property. During our phone conference, you requested additional time to provide a written respond to Pinellas County's November 6th, 2020 certified letter, to which we mutually agreed to a date of no later than December 31th, 2020. I am also providing our County Attorney's contact information, should you wish to have your attorney contact him directly to discuss this issue.

Brendan Mackesey
Assistant County Attorney
Board Certified in City, County, and Local Government Law
Office: 727-464-3354
bmackesey@pinellascounty.org

Have a good week and Happy Thanksgiving!

Amber Hauser
Project Management Specialist 1
Pinellas County Public Works
Stormwater & Vegetation Division
22211 US Highway 19N., Bldg 1
Clearwater, FL 33765
Phone: 727/464-5859
Fax: 727/464-4403
ahauser@pinellascounty.org

We value your input; www.pinellascounty.org/surveys/PublicWorks

**IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT
IN AND FOR PINELLAS COUNTY, FLORIDA
CIVIL DIVISION**

PINELLAS COUNTY, a political subdivision of
the State of Florida,

Plaintiff,

Case No.: 21-001470-CI-7

vs.

UCN No.:522021CA001470XXCICI

TTGC, LLC.,

Defendant.

CIVIL ACTION SUMMONS

THE STATE OF FLORIDA:
TO EACH SHERIFF OF THE STATE:

YOU ARE COMMANDED to serve this Summons and a copy of the Complaint in this action upon the
below named Defendant:

**TTGC, LLC
c/o Robert L. Barnes, Jr.
Robert L. Barnes, Jr., PL
111 S. Armenia Ave.
Suite 202
Tampa, FL 33609**

The Defendant is required to serve written defenses to the Complaint on Jeffrey N. Klein, Assistant County Attorney, Pinellas County Courthouse, 315 Court Street, Sixth Floor, Clearwater, FL 33756, Plaintiff's attorney, within 20 days after service of this Summons on that Defendant, exclusive of the day of service, and to file the original of the defenses with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter. If the Defendant fails to do so, a default will be entered against the Defendant for the relief demanded in the Complaint.

MAR 29 2021

DATED: March, 23, 2021



KEN BURKE
As Clerk of the Court

By: Shirley M Butler
As Deputy Clerk

/s/ Jeffrey N. Klein
Jeffrey N. Klein
FBN 1025117
Assistant County Attorney
Pinellas County Attorney's Office
315 Court Street, 6th Floor, Clearwater, FL 33756
Phone: 727/464-3354/Fax: 727/464-4147
Primary E-mail address: jklein@pinellascounty.org
Secondary E-mail address: eservice@pinellascounty.org
Attorney for PLAINTIFF

KEN BURKE CLERK CIRCUIT COURT
315 Court Street
Clearwater, Pinellas County, FL 33756-5165

IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS ANY ACCOMMODATION IN ORDER TO PARTICIPATE IN THIS PROCEEDING, YOU ARE ENTITLED, AT NO COST TO YOU TO THE PROVISION OF CERTAIN ASSISTANCE. WITHIN TWO (2) WORKING DAYS OF YOUR RECEIPT OF THIS SUMMONS, PLEASE CONTACT THE HUMAN RIGHTS OFFICE, 400 S. FT. HARRISON AVE., SUITE 300, CLEARWATER, FL 33756, (727) 464-4062 (V/TDD).

IMPORTANT

A lawsuit has been filed against you. You have 20 calendar days after this Summons is served on you to file a written response to the attached Complaint with the Clerk of this Court. A phone call will not protect you. Your written response, including the case number given above and the names of the parties, must be filed if you want the court to hear your side of the case. If you do not file your response on time, you may lose the case, and your wages, money, and property may thereafter be taken without further warning from the court. There are other legal requirements. You may want to call an attorney right away. If you do not know an attorney, you may call an attorney referral service or a legal aid office (listed in the phone book).

If you choose to file a written response yourself, at the same time you file your written response to the court you must also mail or take a copy of your written response to the "Plaintiff/Plaintiff's Attorney" named below.

IMPORTANTE

Usted ha sido demandado legalmente. Tiene 20 días, contados a partir del recibo de esta notificación, para contestar la demanda adjunta, por escrito, y presentarla ante este tribunal. Una llamada telefónica no lo protegerá. Si usted desea que el tribunal considere su defensa, debe presentar su respuesta por escrito, incluyendo el número del caso y los nombres de las partes interesadas. Si usted no contesta la demanda a tiempo, pudiese perder el caso y podría ser despojado de sus ingresos y propiedades, o privado de sus derechos, sin previo aviso del tribunal. Existen otros requisitos legales. Si lo desea, puede usted consultar a un abogado inmediatamente. Si no conoce a un abogado, puede llamar a una de las oficinas de asistencia legal que aparecen en la guía telefónica.

Si desea responder a la demanda por su cuenta, al mismo tiempo en que presenta su respuesta ante el tribunal, deberá usted enviar por correo o entregar una copia de su respuesta a la persona denominada abajo como "Plaintiff/Plaintiff's Attorney" (Demandante o Abogado del Demandante).

IMPORTANT

Des poursuites judiciaires ont été entreprises contre vous. Vous avez 20 jours consécutifs à partir de la date de l'assignation de cette citation pour déposer une réponse écrite à la plainte ci-jointe auprès de ce tribunal. Un simple coup de téléphone est insuffisant pour vous protéger. Vous êtes obligés de déposer votre réponse écrite, avec mention du numéro de dossier ci-dessus et du nom des parties nommées ici, si vous souhaitez que le tribunal entende votre cause. Si vous ne déposez pas votre réponse écrite dans le délai requis, vous risquez de perdre la cause ainsi que votre salaire, votre argent, et vos biens peuvent être saisis par la suite, sans aucun préavis ultérieur du tribunal. Il y a d'autres obligations juridiques et vous pouvez requérir les services immédiats d'un avocat. Si vous ne connaissez pas d'avocat, vous pourriez téléphoner à un service de référence d'avocats ou à un bureau d'assistance juridique (figurant à l'annuaire de téléphones).

Si vous choisissez de déposer vous-même une réponse écrite, il vous faudra également, en même temps que cette formalité, faire parvenir ou expédier une copie de votre réponse écrite au "Plaintiff/Plaintiff's Attorney" (Plaignant ou à son avocat) nommé ci-dessous.

Filing # 123632413 E-Filed 03/23/2021 05:22:38 PM

**IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT
IN AND FOR PINELLAS COUNTY, FLORIDA
CIVIL DIVISION**

PINELLAS COUNTY, a political subdivision of
the State of Florida,

Plaintiff,

Case No.: 21-000000-CI-00

vs.

UCN No.:

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Defendant.

_____ /

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TO EACH SHERIFF OF THE STATE:

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DATED: March, 23, 2021

KEN BURKE
As Clerk of the Court
SUMMONS NOT ISSUED/PLEASE REMOVE CAS

/s/ Jeffrey N. Klein
Jeffrey N. Klein
FBN 1025117
Assistant County Attorney
Pinellas County Attorney's Office
315 Court Street, 6th Floor, Clearwater, FL 33756
Phone: 727/464-3354/Fax: 727/464-4147
Primary E-mail address: jklein@pinellascounty.org
Secondary E-mail address: eservice@pinellascounty.org
Attorney for PLAINTIFF

By: _____
As Deputy Clerk

IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS ANY ACCOMMODATION IN ORDER TO PARTICIPATE IN THIS PROCEEDING, YOU ARE ENTITLED, AT NO COST TO YOU TO THE PROVISION OF CERTAIN ASSISTANCE. WITHIN TWO (2) WORKING DAYS OF YOUR RECEIPT OF THIS SUMMONS, PLEASE CONTACT THE HUMAN RIGHTS OFFICE, 400 S. FT. HARRISON AVE., SUITE 300, CLEARWATER, FL 33756, (727) 464-4062 (V/TDD).

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IMPORTANT

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Si vous choisissez de déposer vous-meme une reponse ecrite, il vous faudra egalement, en meme temps que cette formalite, faire parvenir ou expedier une copie de votre reponse ecrite au "Plaintiff/ Plaintiff's Attorney" (Plaignant ou a son avocat) nomme ci-dessous.







From: auntsandyjmj@verizon.net
Sent: Sunday, April 11, 2021 8:10 PM
Subject: [BULK] Fwd: WE DO NOT DEVELOP RECREATIONAL OPEN SPACES!

Importance: Low

Follow Up Flag: Follow up
Flag Status: Flagged

CAUTION:

This message has originated from **Outside of the Organization**. Do Not Click on links or open attachments unless you are expecting the correspondence from the sender and know the content is safe.

Always said so well Mr. Stephens ~

Sincerely,
Mrs. Stephens

-----Original Message-----

From: Ron Stephens <ronvstephens@gmail.com>
To: auntsandyjmj@verizon.net
Sent: Sun, Apr 11, 2021 3:15 pm
Subject: WE DO NOT DEVELOP RECREATIONAL OPEN SPACES!

as County Commissioners, Members of our LPA Board, Ladies & Staff: of our Pinellas County Staff:

Day's LPA Board meeting showed the strength and fairness that our County has toward Land RECREATION BAY! The Board was generous with Time to the Developer and his staff, while also opposed to have a Voice in the proceedings as well.

Community, have little protection from the strength of these developers (WITH DEEP POCKET) of our County in such matters. Our County Staff kept the developer honest and corrected wrongs that were misrepresented. As a Group, we felt comfortable in a Public Meeting where our actual Presentation of the County's portrayal of the **Comprehensive Plan** and how it protected our environment came through strong!

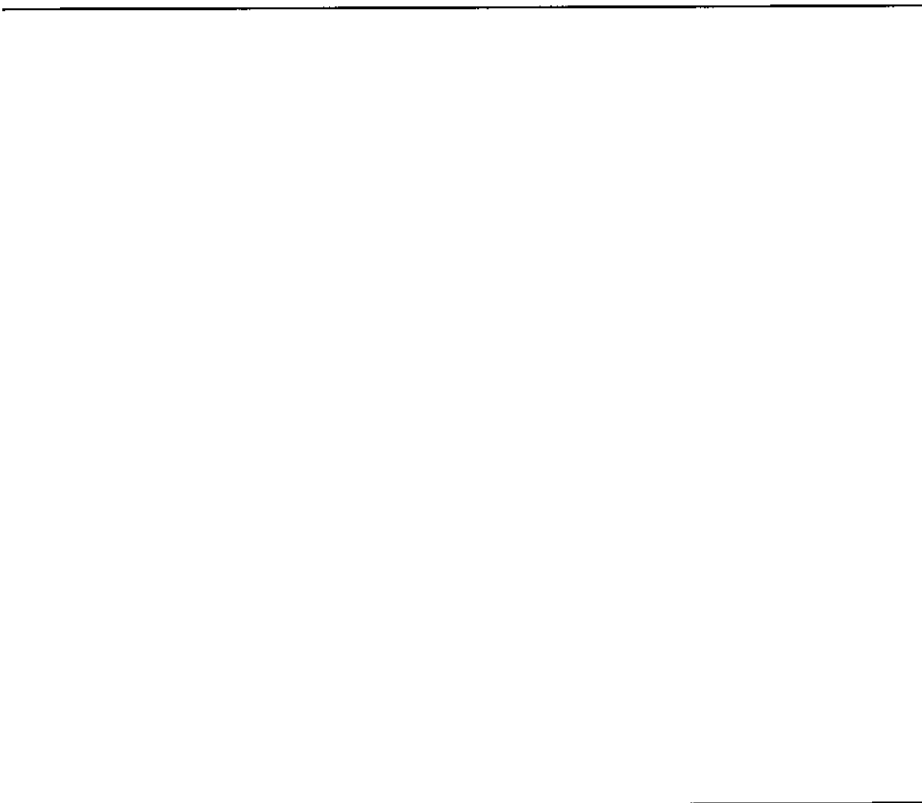
WE OUR TIDES GC RECREATIONAL OPEN SPACE, would like to thank our County Staff and (any laborious hours preparing their Staff report. It was evaluated TWICE by our COUNTY ST s developer. The diligence with which they examined and evaluated the Development Plan, (restoration Bay left no stones unturned ! Our Community lauds you for your clarity!

AS FORTH FROM OUR LPA Board TO OUR PINELLAS COUNTY COMMISSIONERS ON CASE #

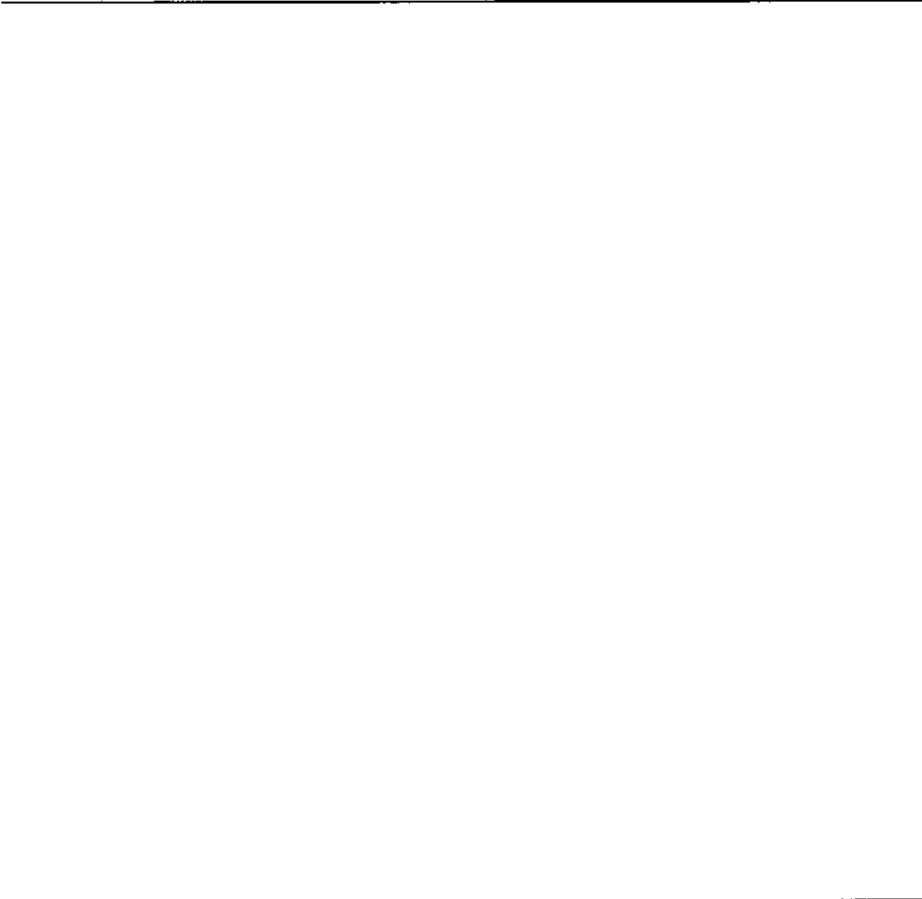
. Carpenters Preservation Bay proposal for our TIDES GC RECREATIONAL OPEN SPACE we all that we hold AS THE CENTER POINT OF OUR COMMUNITY!

ould have 273 homes on it, built in a 100/500 year floor zone, making that project a Gated Co e fact however that the WALL OF HIS GATED COMMUNITY will be a CONCRETE WALL.... 8 F ted community from our existing Community.

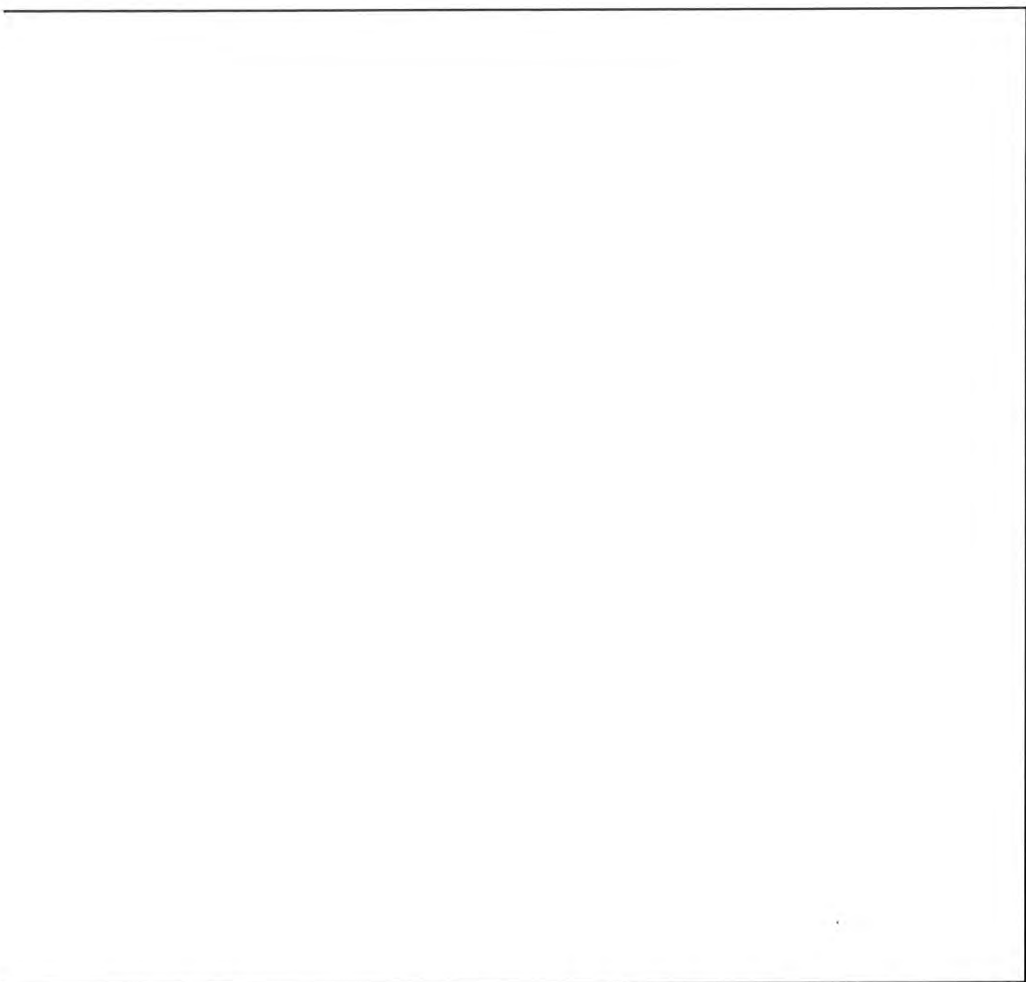
RECREATIONAL OPEN SPACE thanks to Mr. Hills purchase of the Tides goes from this belk



ness:



oped, an 8 foot high wall shutting our Community off from the New Preservation Bay Project



e outside of this wall we will have a public trail and lots of trees and shrubs to try and hide th
the drawing of what the Public Trail would look like in the PRESERVATION BAY PROJECT c

County Commissioners....this is just INSANE!

**through the BULLDOZING TACTICS of their Lawyer Mr. Joel Tew, thinks he will be successf
mber of mistruths and pushing hard to get to his designated goal....THE UTTER DESTRUCTI
OURSE RECREATIONAL OPEN SPACE!**

pressing our County Staff..... what is the Number of UNITS that will be acceptable to them!

THE NUMBER IS ZERO!

NEVER LET THAT HAPPEN! EVER!!!!

Commissioners, When this Case comes before you:

NO TO ANY LAND DESIGNATION CHANGE TO OUR TIDES GC RECREATIONAL OPEN SPACE

NO TO ANY ZONING CHANGE TO OUR TIDES GC RECREATIONAL OPEN SPACE!

NO TO ANY DEVELOPMENT OF OUR BELOVED TIDES GC RECREATIONAL OPEN SPACE!

TIDES GC RECREATIONAL OPEN SPACE

help?

GAL FUND (2 options):

TO: SAVE THE TIDES INC

PO BOX 100

3

WILSON AVE

33772-6501

GO TO OUR GOFUNDME PAGE...SEE BELOW:

<https://www.gofundme.com/f/save-the-tides-gc-recreational-open-space>
https://www.gofundme.com/f/save-the-tides-gc-recreational-open-space?utm_source=fb&utm_medium=share&utm_campaign=save-the-tides-gc-recreational-open-space&utm_content=share_facebook&fbclid=IwY2LWF5LWlCJFD6Q3nCT4MZ0o1kl

ES ON PETITION:

on.org/petitions/pinellas-county-save

S COUNTY COMMISSIONERS:

ascounty.org/forms/commission.htm

NGS & STAY INFORMED:

T: ronvstephens@gmail.com

www.savethetides.org

FACEBOOK PAGE: www.facebook.com/savethetides

This email was sent to auntsandyjmj@verizon.net
[why did I get this?](#) [unsubscribe from this list](#) [update subscription preferences](#)
Save The Tides Inc. · 6242 Evergreen Ave · Seminole, FL 33772-6501 · USA



From: Lisa Wiggins <lisawiggins00@gmail.com>
Sent: Tuesday, March 30, 2021 3:58 PM
To: Burton, Barry; Burton, Barry; bcarter@pinellascounty.org; blynn@pinellascounty.org; Lyon, Blake G; Moore, Christopher D; Justice, Charlie; Stricklin, Carol L; Still, Clifford R; Watkins, Cynthia D; Young, Christopher; Eggers, Dave; Morris, Dayne; Nedvidek, Daniel; Sadowsky, David S; dwalker@pinellascounty.org; dwalker@pinellascounty.org; Whisennant, Denise A; efreeman@co.pinellas.fl.us; ejohnson@co.pinellas.fl.us; Spencer, Evelyn; Bailey, Glenn; Boccia, Gwynne; Crosson, Gene E; Herbic Clinton; Long, Janet C; Borries, Joseph G; Graham, Joseph R; jmandilik@pinellascounty.org; Levy, Kelli H; Peters, Kathleen; Seel, Karen; lfoster@pinellascounty.org; Schoderbock, Michael; Berlage, Paul N; Gerard, Pat; Ayers, Randolph; Brinson, Ryan; Robinson-Flowers, Rene; Bishop, Sally A; srobinson@pinellascounty.org; sswearinger@pinellascounty.org; Swinton, Tammy M; Washburn, Thomas E
Subject: Our land

CAUTION: This message has originated from **Outside of the Organization**. Do Not Click on links or open attachments unless you are expecting the correspondence from the sender and know the content is safe.

Dear Pinellas County Official,

I am writing to share my feelings and request that you REJECT any application to rezone the Tides property in Seminole, Florida. Pinellas County is Florida's most densely populated County and is over built; too many homes, condo's, stores, roads and people. For many reasons, but most especially removing this green space will destroy the "quality of life" we so badly need to preserve. I respectfully request this land be preserved as "green space" for everyone to enjoy today as well as future generations. Once you remove green space we will NEVER get it back. In two previous attempts to rezone, your County Staff has researched and reviewed prior applications and recommended this property NOT be rezoned. Over 19,000 people have signed a petition to prevent rezoning, please take a stand against greed and protect this property for the people to enjoy forever.

Respectfully,

Lisa and Bart Wiggins
Sent from my iPhone