

RESOLUTION NO. 19-208

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF FORT LAUDERDALE, FLORIDA, AUTHORIZING EXECUTION OF A FIRST AMENDMENT TO LEASE AGREEMENT BETWEEN THE CITY OF FORT LAUDERDALE, AS LESSOR, AND WAR MEMORIAL BENEFIT CORPORATION, AS LESSEE, REPLACING THE LEGAL DESCRIPTION OF THE LEASED PROPERTY AS PROVIDED HEREIN; DELEGATING TO THE CITY MANAGER AUTHORITY TO EXECUTE ANY FURTHER AMENDMENTS OF THE LEASE AGREEMENT; REPEALING ANY AND ALL RESOLUTIONS IN CONFLICT HERewith; PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Lessor is the owner in fee simple of property located in the City of Fort Lauderdale, Broward County, Florida, as is legally defined in that certain lease agreement between the Lessor and Lessee, dated June 14, 2019 (the "Lease Agreement"), incorporated herein by reference; and

WHEREAS, Lessor and Lessee entered into the Lease Agreement pursuant to adoption by the City Commission of the City of Fort Lauderdale, Florida, of Resolution No. 19-85 on April 16, 2019; and

WHEREAS, the Lessee has requested that Lessor approve a First Amendment to the Lease Agreement to replace the Legal Description included in the Lease Agreement previously approved by the City Commission under Resolution No. 19-85;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF FORT LAUDERDALE, FLORIDA:

SECTION 1. The above Recitals are true and correct and incorporated herein by reference.

SECTION 2. That the proper City Officials are hereby authorized to execute the First Amendment to Lease Agreement with War Memorial Benefit Corporation replacing the sketch and legal description contained in the Lease Agreement with the exhibit labeled as Exhibit "C", attached hereto and made a part hereof.

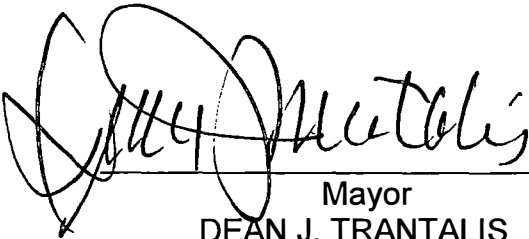
SECTION 3. That the City Attorney shall review and approve as to form the terms and conditions of the First Amendment to the Lease Agreement prior to execution thereof by the proper City Officials.

SECTION 4. That the City Manager is hereby delegated authority to execute further amendments to the Lease Agreement, all such amendments to be reviewed and approved as to form by the City Attorney prior to execution thereof.

SECTION 5. That any and all Resolutions, or parts thereof, in conflict herewith are hereby repealed.

SECTION 6. That this Resolution shall take effect upon final passage.

ADOPTED this the 15th day of October, 2019.



Mayor
DEAN J. TRANTALIS

ATTEST:



City Clerk
JEFFREY A. MODARELLI

EXHIBIT "C"

COUSINS SURVEYORS & ASSOCIATES, INC.



3921 SW 47TH AVENUE, SUITE 1011
DAVIE, FLORIDA 33314
CERTIFICATE OF AUTHORIZATION : LB # 6448
PHONE (954) 689-7766 FAX (954) 689-7799

PROJECT NUMBER : 8995-19

CLIENT :

LAND DESCRIPTION AND SKETCH

DESCRIPTION: WAR MEMORIAL LEASE

A PORTION OF "HOLIDAY PARK" ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 24, PAGE 14, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE MOST NORTHWEST CORNER OF SAID "HOLIDAY PARK" BEING THE INTERSECTION OF THE EAST RIGHT OF WAY LINE OF NE 10TH AVENUE AND THE SOUTH RIGHT OF WAY LINE OF EAST SUNRISE BOULEVARD;

THENCE NORTH 87°30'56" EAST ALONG THE NORTH LINE OF SAID "HOLIDAY PARK" AND THE SOUTH RIGHT OF WAY LINE OF EAST SUNRISE BOULEVARD, A DISTANCE OF 67.31 FEET;

THENCE SOUTH 02°09'30" EAST, A DISTANCE OF 860.00 FEET TO THE POINT OF BEGINNING;

THENCE CONTINUE SOUTH 02°09'30" EAST, A DISTANCE OF 700.00 FEET;

THENCE SOUTH 87°50'30" WEST, A DISTANCE OF 425.00 FEET;

THENCE NORTH 02°09'30" WEST, A DISTANCE OF 700.00 FEET;

THENCE NORTH 87°50'30" EAST, A DISTANCE OF 425.00 FEET TO THE POINT BEGINNING.

SAID LANDS SITUATE, LYING AND BEING IN THE CITY OF FORT LAUDERDALE, BROWARD COUNTY, FLORIDA, CONTAINING 297,500 SQUARE FEET OR 6.8297 ACRES MORE OR LESS.

LEGEND:

CKD: CHECKED BY
DWN: DRAWN BY
FB/PG: FIELD BOOK AND PAGE
P.B.: PLAT BOOK
B.C.R.: BROWARD COUNTY RECORDS
POB: POINT OF BEGINNING
POC: POINT OF COMMENCEMENT
ROW: RIGHT OF WAY

NOTES:

1. NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
2. LANDS SHOWN HEREON WERE NOT ABSTRACTED FOR RIGHTS-OF-WAY, EASEMENTS, OWNERSHIP, OR OTHER INSTRUMENTS OF RECORD.
3. DATA SHOWN HEREON DOES NOT CONSTITUTE A FIELD SURVEY AS SUCH.
4. THE LAND DESCRIPTION SHOWN HEREON WAS PREPARED BY THE SURVEYOR.
5. BEARINGS SHOWN HEREON ARE ASSUMED.

I HEREBY CERTIFY THAT THE ATTACHED "LAND DESCRIPTION AND SKETCH" IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF AS PREPARED UNDER MY DIRECTION IN JULY, 2019. I FURTHER CERTIFY THAT THIS "LAND DESCRIPTION AND SKETCH" MEETS THE STANDARDS OF PRACTICE FOR SURVEYING IN THE STATE OF FLORIDA ACCORDING TO CHAPTER 5J-17 OF THE FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES, SUBJECT TO THE QUALIFICATIONS NOTED HEREON.

FOR THE FIRM, BY:

Richard E. Cousins

RICHARD E. COUSINS
PROFESSIONAL SURVEYOR AND MAPPER
FLORIDA REGISTRATION NO. 4188

REVISIONS	DATE	FB/PG	DWN	CKD
LAND DESCRIPTION AND SKETCH	07/11/19	---	AM	REC

HOLIDAY PARK
WAR MEMORIAL
AUDITORIUM

PROPERTY : HOLIDAY PARK
P.E. 24, PG. 14, B.C.R.

SCALE: N/A

SHEET 1 OF 3

COUSINS SURVEYORS & ASSOCIATES, INC.

3921 SW 47TH AVENUE, SUITE 1011
 DAVIE, FLORIDA 33314
 CERTIFICATE OF AUTHORIZATION : LB # 5448
 PHONE (954) 689-7766 FAX (954) 689-7799

PROJECT NUMBER: 8995-19

CLIENT:

LAND DESCRIPTION AND SKETCH

Also legally described as:

LAND DESCRIPTION:

THE EAST 7.69 FEET OF LOTS 1 THROUGH 24, INCLUSIVE, AND THE EAST 7.69 FEET OF THE SOUTH 15.00 FEET OF LOT 10, ALL IN BLOCK 249 OF "PROGRESSO", ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, PAGE 18, OF THE PUBLIC RECORDS OF MIAMI/DADE COUNTY, FLORIDA.

AND

THE EAST 7.69 FEET OF LOTS 1 THROUGH 11, INCLUSIVE, AND THE EAST 7.69 FEET OF THE NORTH 20.00 FEET OF LOT 12, ALL IN BLOCK 298 OF "PROGRESSO", ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, PAGE 18, OF THE PUBLIC RECORDS OF MIAMI/DADE COUNTY, FLORIDA.

AND

THE WEST 67.31 FEET OF LOTS 38 THROUGH 48, INCLUSIVE, AND THE WEST 67.31 FEET OF THE NORTH 20.00 FEET OF LOT 37, ALL IN BLOCK 298 OF "PROGRESSO", ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, PAGE 18, OF THE PUBLIC RECORDS OF MIAMI/DADE COUNTY, FLORIDA.

AND

THE WEST 67.31 FEET OF LOTS 25 THROUGH 38, INCLUSIVE, AND THE WEST 67.31 FEET OF THE SOUTH 15.00 FEET OF LOT 39, ALL IN BLOCK 247 OF "PROGRESSO", ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, PAGE 18, OF THE PUBLIC RECORDS OF MIAMI/DADE COUNTY, FLORIDA.

AND

ALL OF LOTS 11 THROUGH 38, INCLUSIVE, AND THE SOUTH 15.00 FEET OF LOT 10 AND LOT 39, ALL IN BLOCK 248 OF "PROGRESSO", ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, PAGE 18, OF THE PUBLIC RECORDS OF MIAMI/DADE COUNTY, FLORIDA.

AND

ALL OF LOTS 1 THROUGH 11, INCLUSIVE, AND ALL OF LOTS 38 THROUGH 48, INCLUSIVE, AND THE NORTH 20.00 FEET OF LOT 12 AND LOT 37, ALL IN BLOCK 297 OF "PROGRESSO", ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, PAGE 18, OF THE PUBLIC RECORDS OF MIAMI/DADE COUNTY, FLORIDA.

AND

ALL PLATTED RIGHT OF WAYS ADJACENT TO THE AFOREMENTIONED LOTS OF "PROGRESSO", ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, PAGE 18, OF THE PUBLIC RECORDS OF MIAMI/DADE COUNTY, FLORIDA.

SAID LANDS SITUATE, LYING AND BEING IN THE CITY OF FORT LAUDERDALE, BROWARD COUNTY, FLORIDA, CONTAINING 297,500 SQUARE FEET OR 6.8297 ACRES MORE OR LESS.

REVISIONS	DATE	FB/PG	DWN	CKD
LAND DESCRIPTION AND SKETCH	10/03/19		AM	REG

HOLIDAY PARK
 WAR MEMORIAL
 AUDITORIUM

PROPERTY: HOLIDAY PARK
 P.B. 24, PG. 14, B.C.R.

SCALE: N/A

SHEET 2 OF 3

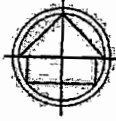
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PROJECT NUMBER : 8995-19

CLIENT :



POC
INTERSECTION OF EAST RIGHT OF WAY LINE
NE 10TH AVENUE & SOUTH RIGHT OF WAY LINE
OF SUNRISE BOULEVARD
(MOST NORTHWEST CORNER
"HOLIDAY PARK")

E SUNRISE BLVD

N87°50'30"E 150.00'

67.51'

S ROW LINE

N LINE - "HOLIDAY PARK"

E ROW LINE

S02°09'30"E 860.00'

POB

NE 10TH
AVENUE

N87°50'30"E 425.00'

AREA=297,500 SQ.FT.
6.8297 ACRES

PARCEL LEASE

WAR MEMORIAL
AUDITORIUM

"HOLIDAY PARK"
P.B. 24, PG. 14, B.C.R.

S87°50'30"W 425.00'

LAND DESCRIPTION AND SKETCH

REVISIONS	DATE	FB/PG	DWN	CKD
LAND DESCRIPTION AND SKETCH	07/11/18		AM	REC

HOLIDAY PARK
WAR MEMORIAL
AUDITORIUM

PROPERTY :
HOLIDAY PARK
P.B. 24, PG. 14, B.C.R.

SCALE: 1" = 100'

SHEET 3 OF 3