

RESOLUTION NO. 26R-01-06

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF LAUDERHILL, FLORIDA, AMENDING THE DECLARATION OF UNITY OF TITLE AS RECORDED IN OFFICIAL RECORDS BOOK 25512, PAGE 342 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, FOR PROPERTY ZONED LIGHT INDUSTRIAL (IL) AND LEGALLY DESCRIBED AT A.T.&T. NO.1, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 127, PAGE 18 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, AS FURTHER AMENDED BY CITY OF LAUDERHILL RESOLUTION NO. 05R-09-333, AS RECORDED IN OFFICIAL RECORDS BOOK 41213, PAGE 630 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, REMOVING THE 2.20+/- ACRE TRACT 2 FROM THE DECLARATION OF UNITY OF TITLE; AND PROVIDING FOR AN EFFECTIVE DATE (REQUESTED BY CITY MANAGER KENNIE HOBBS, JR.).

WHEREAS, American Telegraph & Telephone Corporation (the "Applicant") is the owner of three parcels of property known as Tract 2, Tract 3, and Tract 4 of the A.T.&T. No. 1 Plat, according to the Plat thereof, as recorded in Plat Book 127, Page 18 of the Public Records of Broward County, Florida (the "Plat"), and located at 1340 NW 40th Avenue, Lauderhill, Florida (the "Property"); and

WHEREAS, the Property is subject that certain Declaration of Unity of Title recorded in Official Records Book 25512, Page 342 of the Public Records of Broward County, Florida (the "Unity"), which Unity was amended by City of Lauderhill Resolution No. 05R-09-333, to remove the 9.93+/- acre Tract 1 (the "Amended Unity"); and

WHEREAS, the Applicant requests that the City of Lauderhill terminate the Unity as it pertains to Tract 2 of the Property, whereby Tract 3 and Tract 4 will remain subject to the Unity and Amended Unity.

NOW, THEREFORE, BE IT RESOLVED BY THE COMMISSION OF THE CITY OF LAUDERHILL, FLORIDA, THAT:

SECTION 1. The City Commission of the City of Lauderhill hereby authorizes the termination of the Unity as to Tract 2 of the Property and hereby approves the amendment to the Unity as recorded in Official Records Book 25512, Page 342 of the Public Records of Broward County, Florida, as amended by the Amended Unity, for a 5.86 +/- acre site zoned Light Industrial

(IL) District which is legally described as Tract 2, Tract 3 and Tract 4 of the Plat, to remove the 2.2 acre Tract 2 from the Unity.

SECTION 2. This Resolution shall be recorded in the Public Records of Broward County, Florida.

SECTION 3. This Resolution shall become effective immediately upon its passage and approval.

PASSED AND APPROVED this _____ day of _____, 2025.

DENISE D. GRANT, MAYOR
PRESIDING OFFICER

ATTEST:

Approved as to Form:

ANDREA M. ANDERSON, MMC
CITY CLERK

HANS OTTINOT
CITY ATTORNEY

MOTION _____

SECOND _____

R. CAMPBELL _____

M. DUNN _____

D. GRANT _____

J. HODGSON _____

S. MARTIN _____