

RESOLUTION 2017-56

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF FERNANDINA BEACH, FLORIDA, APPROVING AN INTERLOCAL AGREEMENT WITH THE NASSAU COUNTY BOARD OF COUNTY COMMISSIONERS REGARDING PERMITTING VERTICAL AND HORIZONTAL IMPROVEMENTS FOR THE DEVELOPMENT ON CRANE ISLAND; AUTHORIZING EXECUTION; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Range at Crane Island LLC (the "Range") is the owner of approximately 207 acres of land located in Nassau County, Florida, commonly referred to as "Crane Island"; and

WHEREAS, the Range intends to develop Crane Island as a residential community; and

WHEREAS, in furtherance of development, the Range, or its predecessor-in-interest, sought and was granted a change in zoning by Nassau County to Planned Unit Development for Crane Island; and

WHEREAS, in connection with the development of the Crane Island PUD, the Range, or its predecessor-in-interest, entered into: (i) that certain Agreement Between the City of Fernandina Beach and the Owners of Crane Island dated April 1, 2008, which requires the Range to apply for annexation into the City within thirty (30) days after recordation of the first plat for the Property; and, (ii) that certain Order of Dismissal with the City dated October 17, 2005, which also provides, among other things, for annexation of the Property into the City; and

WHEREAS, as the City and the County desire to cooperate with each other in connection with the approval processes related to the development of the Property, the parties propose to enter into this Interlocal Agreement to facilitate the cost-effective and orderly provision of public services to the Property, and to delineate responsibility for providing said public services, specifically permitting and inspections of vertical and horizontal improvements; and

WHEREAS, this Interlocal Agreement is authorized by the provisions of Section 163.01, Florida Statutes, which authorizes the joint exercise by agreement of two or more public agencies of any power common to them; and

WHEREAS, this Interlocal Agreement is further authorized by the provisions of Chapters 468 and 553, Florida Statutes, which authorize the delegation of the responsibility regarding the issuance and inspection of all building permits by agreement between county and municipal governments.

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

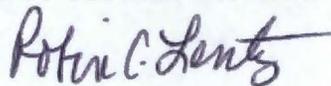
SECTION 1. The City Commission hereby approves the Interlocal Agreement with Nassau County, and the Interlocal Agreement is attached hereto as Exhibit "A".

SECTION 2. The City Manager and City Clerk are hereby authorized to execute the Interlocal Agreement, upon review and approval of the City Attorney.

SECTION 3. This Resolution shall become effective immediately upon passage.

ADOPTED this 4<sup>th</sup> day of April, 2017.

CITY OF FERNANDINA BEACH



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Robin C. Lentz  
Mayor – Commissioner

ATTEST:

APPROVED AS TO FORM AND LEGALITY:



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Caroline Best  
City Clerk



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Tammi E. Bach  
City Attorney

**INTERLOCAL AGREEMENT BETWEEN  
THE CITY OF FERNANDINA BEACH, FLORIDA  
AND NASSAU COUNTY, FLORIDA REGARDING CRANE ISLAND**

**THIS INTERLOCAL AGREEMENT** (the “Interlocal Agreement”), dated as of the 8<sup>th</sup> day of May, 2017, is entered into by and between:

**The City of Fernandina Beach**, a municipal corporation located in Nassau County, Florida, whose address is 204 Ash Street, Fernandina Beach, Florida 32034 (hereinafter referred to as “City”); and

**Nassau County**, a political subdivision of the State of Florida, whose address is 96135 Nassau Place, Yulee, Florida 32097 (hereinafter referred to as “County”).

**RECITALS**

**WHEREAS**, the Range at Crane Island LLC (the “Range”) is the owner of approximately 207 acres of land located in Nassau County, Florida, commonly referred to as “Crane Island,” and more particularly described in the legal description attached hereto as **Exhibit “1”** (hereinafter referred to as the “Property”); and

**WHEREAS**, the Range intends to develop the Property as a residential community; and

**WHEREAS**, in furtherance of development, the Range, or its predecessor-in-interest, sought and was granted a change in zoning by the County to Planned Unit Development for the Property (the “Crane Island PUD”); and

**WHEREAS**, in connection with the development of the Crane Island PUD, the Range, or its predecessor-in-interest, entered into: (i) that certain Agreement Between the City of Fernandina Beach and the Owners of Land Commonly Known as “Crane Island” dated April 1, 2008, which requires the Range to apply for annexation into the City within thirty (30) days after recordation of the first plat for the Property (the “Annexation Agreement”); and, (ii) that certain

Order of Dismissal with the City dated October 17, 2005, which also provides, among other things, for annexation of the Property into the City ("Order"); and

**WHEREAS**, as the City and the County desire to cooperate with each other in connection with the approval processes related to the development of the Property, the parties propose to enter into this Interlocal Agreement to facilitate the cost-effective and orderly provision of public services to the Property, and to delineate responsibility for providing said public services; and

**WHEREAS**, this Interlocal Agreement is authorized by the provisions of Section 163.01, Florida Statutes, which authorizes the joint exercise by agreement of two or more public agencies of any power common to them; and

**WHEREAS**, this Interlocal Agreement is further authorized by the provisions of Chapters 468 and 553, Florida Statutes, which authorize the delegation of the responsibility regarding the issuance and inspection of all building permits by agreement between county and municipal governments; and

**WHEREAS**, the parties are otherwise authorized to make and enter into this Interlocal Agreement, pursuant to lawful action by their respective legislative governing bodies;

**NOW, THEREFORE**, in consideration of the mutual covenants contained herein and or other good and valuable consideration, the legal sufficiency of which is acknowledged by the parties, the parties agree as follows:

**SECTION 1. RECITALS.** The above recitals are true and correct, are incorporated as if fully set forth herein, and form a material part of this Interlocal Agreement upon which the parties have relied.

**SECTION 2. PROPOSED ANNEXATION.** Pursuant to the Annexation Agreement and Order, the Range has represented to the City and the County that it wishes to annex the Property into the City and will submit a petition for voluntary annexation not later than thirty (30) days after recordation of the first plat for the Property.

**SECTION 3. ELECTRICITY.** Florida Public Utilities (FPU), or its successor-in-interest, will provide electricity to the Property.

**SECTION 4. WATER AND SEWER.** Pursuant to the Order, the City will provide water and sewer service to the Property; provided, however, that all costs of extending the lines from existing locations to the Property shall be borne by the Range. The City will review for permitting and inspection the water and sewer service to the Property and will ensure compliance with all applicable laws, regulations and procedures of the City.

**SECTION 5. PERMITTING AND ENFORCEMENT FOR VERTICAL IMPROVEMENTS.** The City will review for permitting and inspection all Vertical Improvements within the Property, and the issuance of any and all building permits and certificates of occupancy within the Property shall be in accordance with established laws, regulations and procedures of the City. With regard to enforcement related to all Vertical Improvements, the City shall ensure compliance with all applicable laws, regulations and procedures of the City. "Vertical Improvements" are defined as buildings and other vertical structures and begins with the building foundations.

**SECTION 6. TRANSPORTATION MOBILITY FEES.** Pursuant to Nassau County Ordinance 2014-16, as amended from time to time, mobility fees for development of the Property shall be collected by the City at the time a building permit is issued. The City, on a

monthly basis, shall remit all such fees collected to the Clerk of the Court to be deposited into the County's Mobility Fee Trust Fund for use within Nassau County Mobility Zone 1.

**SECTION 7. IMPACT FEES.** The City shall collect all impact fees due at the time a building permit is issued and shall remit the same to the appropriate local government, board or entity, as directed by applicable law, on a monthly basis.

**SECTION 8. TERM.** The effective date of this Interlocal Agreement will be the date of recording with the Nassau County Clerk of Courts as required by Section 163.01(11), Florida Statutes. This Interlocal Agreement may be terminated by the mutual written agreement of the parties.

**SECTION 9. BINDING EFFECT.** Each party represents to the other that it has undertaken all necessary actions to execute this Interlocal Agreement, that it has the legal authority to enter into this Interlocal Agreement, and to undertake all obligations imposed upon it.

**SECTION 10. APPLICABLE LAW AND VENUE.** This Interlocal Agreement and the provisions contained herein shall be governed by and construed in accordance with the laws of the State of Florida. In any action, in equity or law, with respect to the enforcement or interpretation of this Interlocal Agreement, venue shall be in Nassau County, Florida.

**SECTION 11. SEVERABILITY.** If any part of this Interlocal Agreement is held by a court of competent jurisdiction to be invalid, illegal or unenforceable, such invalid, illegal or unenforceable part shall be deemed severable, and the remaining parts of this Interlocal Agreement shall continue in full force and effect provided that the rights and obligations of the parties are not materially prejudiced and the intentions of the parties can continue to be effected.

**SECTION 12. ENTIRE AGREEMENT; AMENDMENT.** This instrument and its exhibits constitute the entire agreement between the parties and supersede all previous discussions, understandings and agreements between them relating to the subject matter of this Interlocal Agreement. Amendments to and waivers of the provisions herein shall be made by the parties in writing by formal agreement.

**SECTION 13. CONSTRUCTION.** The parties stipulate and agree that they have each taken part in the negotiation of this Interlocal Agreement. Therefore, this Interlocal Agreement shall not be more strictly construed against the party which prepared it.

**IN WITNESS WHEREOF,** the parties hereto, by and through the undersigned, have entered into this Interlocal Agreement on the date and year first above written.

*[Signature Pages Follow]*

**ATTEST:**

By: Caroline Best  
CAROLINE BEST  
Its: City Clerk

**CITY OF FERNANDINA BEACH**

By: Robin C. Lentz  
ROBIN C. LENTZ

**Approved as to form and legality:**

By: Tammi Bach  
TAMMI BACH  
Its: City Attorney

**ATTEST AS TO CHAIRMAN'S SIGNATURE:**

By: John A. Crawford  
JOHN A. CRAWFORD  
Its: Ex-Officio Clerk

**BOARD OF COUNTY COMMISSIONERS  
NASSAU COUNTY, FLORIDA**

By: Daniel B. Leeper  
DANIEL B. LEEPER  
Its: Chairman

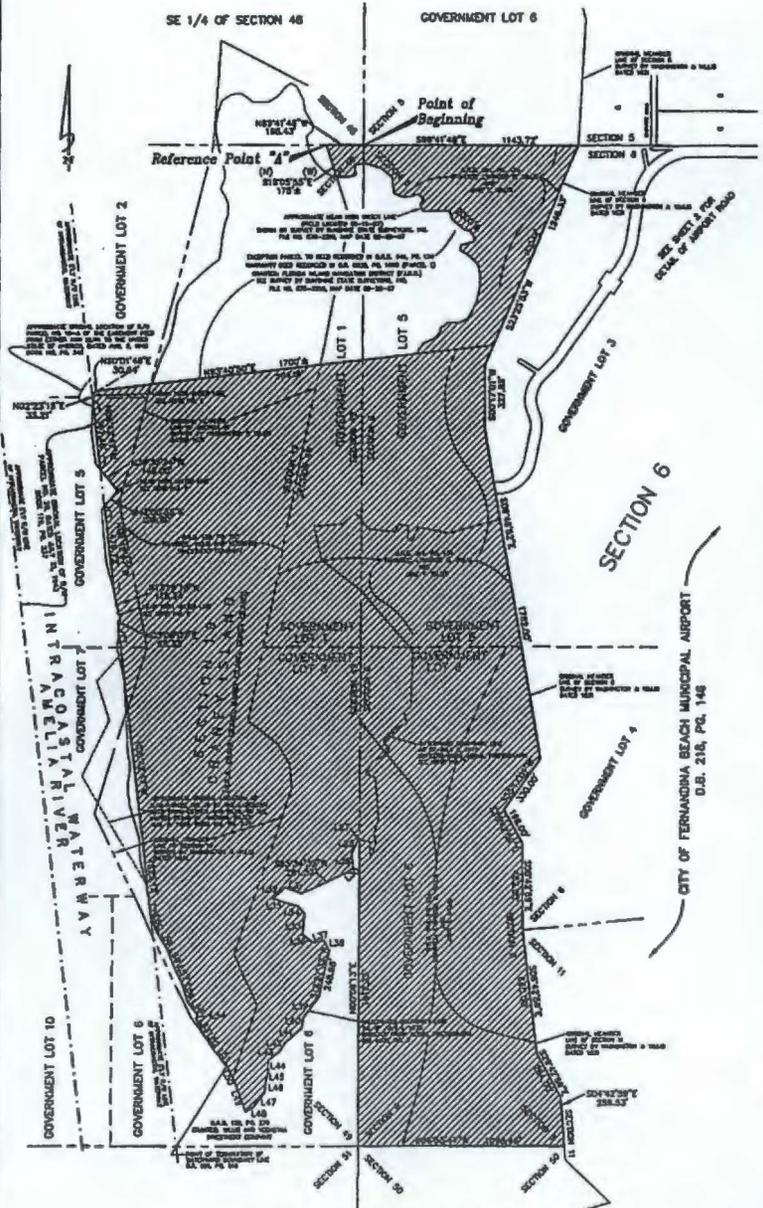
**Approved as to form:**

By: Michael S. Mullin  
MICHAEL S. MULLIN  
Its: County Attorney

FILE No. 72N-147

# Map Showing

A PORTION OF SECTION 18, "CRANEY ISLAND," AND A PORTION OF SECTIONS 6 AND 48, ALL IN TOWNSHIP 2 NORTH, RANGE 28 EAST, NASSAU COUNTY, FLORIDA.



A PORTION OF SECTION 18, "CRANEY ISLAND," AND A PORTION OF SECTIONS 6 AND 48, ALL IN TOWNSHIP 2 NORTH, RANGE 28 EAST, NASSAU COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE NORTHWEST CORNER OF SAID SECTION 6, THENCE NORTH 89°17'45" WEST, ALONG THE NORTH LINE OF SAID SECTION 6, A DISTANCE OF 1143.72 FEET, TO THE EASTERLY BOUNDARY OF SAID SECTION 18, "CRANEY ISLAND," AND A POINT HEREINAFTER REFERRED TO AS REFERENCE POINT "A", THENCE RETURN TO THE CORNER OF SAID SECTION 6, THENCE SOUTH 89°17'45" EAST, ALONG THE WESTERLY BOUNDARY OF SAID SECTION 6, A DISTANCE OF 1143.72 FEET TO ITS INTERSECTION WITH THE ORIGINAL GOVERNMENT MEASURED LINE OF SECTION 6, AS SURVEYED BY WASHINGTON AND WELLS, DATED 1831, THENCE SOUTHWESTERLY, ALONG SAID ORIGINAL GOVERNMENT MEASURED LINE OF SECTION 6, RUN THE FOLLOWING THREE (3) COURSES AND DISTANCES: COURSE NO. 1, SOUTH 04°42'39" EAST, 660.00 FEET; COURSE NO. 2, SOUTH 29°42'39" EAST, 284.00 FEET; COURSE NO. 3, SOUTH 04°42'39" EAST, 238.33 FEET, TO THE SOUTH LINE OF GOVERNMENT LOT 7, SAID SECTION 6, THENCE NORTH 89°17'45" WEST, ALONG SAID LINE, 1038.48, TO THE WEST LINE OF SAID GOVERNMENT LOT 8, SECTION 6, THENCE NORTH 00°01'13" EAST, ALONG SAID LINE, 1812.33 FEET TO THE WATERBURY BOUNDARY LINE (AS OF JULY 1, 1970), AS LOCATED AND SHOWN ON CLARY & ASSOCIATES, INC. MAP FILE NO. 72N-27, DATED MARCH 18, 1984, THENCE SOUTHWESTERLY, NORTHWESTERLY, SOUTHWESTERLY, NORTHWESTERLY, ALONG SAID WATERBURY BOUNDARY LINE, RUN THE FOLLOWING TWENTY-TWO (22) COURSES AND DISTANCES: COURSE NO. 1, NORTH 78°20'00" WEST, 4.00 FEET; COURSE NO. 2, SOUTH 89°27'00" WEST, 6.00 FEET; COURSE NO. 3, SOUTH 09°53'47" EAST, 67.54 FEET; COURSE NO. 4, SOUTH 81°25'00" WEST, 44.73 FEET; COURSE NO. 5, SOUTH 83°34'21" WEST, 28.53 FEET; COURSE NO. 6, NORTH 07°00'00" WEST, 84.43 FEET; COURSE NO. 7, SOUTH 07°00'00" WEST, 84.43 FEET; COURSE NO. 8, SOUTH 74°27'00" EAST, 144.83 FEET; COURSE NO. 9, SOUTH 44°00'00" EAST, 52.74 FEET; COURSE NO. 10, SOUTH 04°25'00" WEST, 118.18 FEET; COURSE NO. 11, SOUTH 81°25'00" WEST, 44.73 FEET; COURSE NO. 12, SOUTH 27°00'00" EAST, 64.30 FEET; COURSE NO. 13, SOUTH 12°27'00" WEST, 24.88 FEET; COURSE NO. 14, SOUTH 32°30'00" WEST, 134.83 FEET; COURSE NO. 15, SOUTH 02°00'00" WEST, 87.48 FEET; COURSE NO. 16, SOUTH 48°00'00" WEST, 114.83 FEET; COURSE NO. 17, SOUTH 37°00'00" WEST, 88.38 FEET; COURSE NO. 18, SOUTH 81°25'00" WEST, 73.70 FEET; COURSE NO. 19, SOUTH 02°00'00" WEST, 63.56 FEET; COURSE NO. 20, SOUTH 81°25'00" WEST, 84.83 FEET; COURSE NO. 21, SOUTH 32°30'00" WEST, 43.99 FEET; COURSE NO. 22, NORTH 89°27'00" WEST, 6.00 FEET; COURSE NO. 23, SOUTH 24°45'45" WEST, 100.27 FEET, TO THE MEAN HIGH WATER LINE (AS ESTABLISHED BY CLARY & ASSOCIATES, IN ACCORDANCE WITH CHAPTER 177, PART 8, FLORIDA STATUTES, CHAPTER 18-3, F.A.C. AND CHAPTER 219H-8, F.A.C., AS SHOWN ON CLARY & ASSOCIATES MAP, FILE NO. 83-58), THENCE NORTHWESTERLY AND NORTHWESTERLY, ALONG SAID LINE, RUN THE FOLLOWING TWO (2) COURSES AND DISTANCES: COURSE NO. 1, NORTH 47°00'00" WEST, 102.39 FEET; COURSE NO. 2, NORTH 33°17'00" WEST, 100.28 FEET; COURSE NO. 3, NORTH 27°00'00" WEST, 100.00 FEET; COURSE NO. 4, NORTH 30°18'00" EAST, 30.24 FEET; COURSE NO. 5, NORTH 39°20'00" WEST, 84.00 FEET; COURSE NO. 6, NORTH 19°00'00" WEST, 100.43 FEET; COURSE NO. 7, NORTH 23°34'21" WEST, 100.00 FEET; COURSE NO. 8, NORTH 28°15'33" WEST, 100.00 FEET; COURSE NO. 9, NORTH 32°00'00" WEST, 100.00 FEET; COURSE NO. 10, NORTH 37°00'00" WEST, 84.83 FEET, TO THE EASTERLY BOUNDARY OF SAID SECTION 6, THENCE NORTHWESTERLY, ALONG SAID LINE, RUN THE FOLLOWING TWO (2) COURSES AND DISTANCES: COURSE NO. 1, NORTH 02°00'00" EAST, 88.33 FEET; COURSE NO. 2, NORTH 17°18'00" WEST, 118.18 FEET, TO THE APPROXIMATE EASTERN BOUNDARY OF SAID SECTION 6, THENCE NORTHWESTERLY, THENCE NORTH 08°42'47" WEST, ALONG SAID LINE, 478.72 FEET TO SAID MEAN HIGH WATER LINE (AS ESTABLISHED BY CLARY & ASSOCIATES, IN ACCORDANCE WITH CHAPTER 177, PART 8, FLORIDA STATUTES, CHAPTER 18-3, F.A.C. AND CHAPTER 219H-8, F.A.C., AS SHOWN ON CLARY & ASSOCIATES MAP, FILE NO. 83-58); THENCE NORTHWESTERLY AND NORTHWESTERLY, ALONG SAID LINE, RUN THE FOLLOWING TWO (2) COURSES AND DISTANCES: COURSE NO. 1, NORTH 42°00'00" EAST, 108.00 FEET; COURSE NO. 2, NORTH 39°33'24" WEST, 148.83 FEET, TO THE APPROXIMATE EASTERN BOUNDARY OF SAID SECTION 6, THENCE NORTHWESTERLY, THENCE NORTH 08°42'47" WEST, ALONG SAID LINE, 367.48 FEET, TO SAID MEAN HIGH WATER LINE (AS ESTABLISHED BY CLARY & ASSOCIATES, IN ACCORDANCE WITH CHAPTER 177, PART 8, FLORIDA STATUTES, CHAPTER 18-3, F.A.C. AND CHAPTER 219H-8, F.A.C., AS SHOWN ON CLARY & ASSOCIATES MAP, FILE NO. 83-58); THENCE NORTHWESTERLY, ALONG SAID LINE, RUN THE FOLLOWING TWO (2) COURSES AND DISTANCES: COURSE NO. 1, NORTH 02°00'00" EAST, 33.33 FEET; COURSE NO. 2, NORTH 89°17'45" EAST, 30.84 FEET, TO THE APPROXIMATE PROLONGATION OF THE SOUTHERLY BOUNDARY OF THOSE LANDS DESIGNATED AS PARCELS 1, 2 AND 3, AND RECORDED IN OFFICIAL RECORDS BOOK 0328, PAGE 1028, OF THE PUBLIC RECORDS OF SAID COUNTY, THENCE NORTH 89°17'45" EAST, ALONG SAID LINE, AND ALONG SAID SOUTHERLY LINE OF THOSE LANDS DESIGNATED AS PARCELS 1, 2 AND 3, AND RECORDED IN SAID OFFICIAL RECORDS BOOK, PAGE 1028, A DISTANCE OF 1700 FEET, MORE OR LESS, TO THE APPROXIMATE MEAN HIGH WATER LINE, AS FIELD LOCATED JANUARY 15, 1987, AND AS SHOWN ON MAP OF SPECIFIC PURPOSE SURVEY BY SURGING STATE SURVEYORS, INC. FILE NUMBER 87C-287A, MAP DATE FEBRUARY 16, 1987, THENCE NORTHWESTERLY, NORTHWESTERLY, ALONG SAID APPROXIMATE MEAN HIGH WATER LINE AS FIELD LOCATED JANUARY 15, 1987, AND AS SHOWN ON MAP OF SPECIFIC PURPOSE SURVEY BY SURGING STATE SURVEYORS, INC. FILE NO. 87C-287A, MAP DATE FEBRUARY 20, 1987, A DISTANCE OF 2000 FEET, MORE OR LESS, TO AN INTERSECTION WITH THE APPROXIMATE EASTERLY BOUNDARY OF SECTION 18, "CRANEY ISLAND," SAID LINE BEARING SOUTH 80°00'00" EAST FROM REFERENCE POINT "A", THENCE NORTH 18°00'00" WEST, ALONG SAID LINE, 178 FEET, MORE OR LESS, TO REFERENCE POINT "A", AND TO CLOSE.

CONTAINING 188.27 ACRES, MORE OR LESS

**SUBJECT LANDS**  
188.27 ACRES

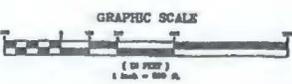
### GENERAL NOTES

1. BEARINGS BASED ON THE NORTH LINE OF SECTION 6, TOWNSHIP 2 NORTH, RANGE 28 EAST, STATE PLANE COORDINATE SYSTEM, FLORIDA EAST ZONE, NAD 83, TIME ZERO ALONG THE MERIDIAN, COURSE AS SOUTH 89°17'45" EAST.
2. THIS MAP DOES NOT REPRESENT A BOUNDARY SURVEY.
3. GOVERNMENT LOT 10 DOES NOT AFFECT PARCEL 1.
4. GOVERNMENT LOT 1, SECTION 48 HAS AN AREA OF APPROXIMATELY 178 ACRES.
5. THE SECTION LINES AND GOVERNMENT LOTS ARE SHOWN HEREON AS BASED ON THE ORIGINAL GOVERNMENT SURVEYS PERFORMED BY 1831-1840 AND THE ORIGINAL TOWNSHIP PLATS DATED JULY 1834, JULY 1, 1844, & MARCH 25, 1854.
6. MEAN HIGH WATER LINE AS ESTABLISHED BY CLARY & ASSOC. MAP FILE NO. 83-58, DATED DECEMBER 1, 1983.
7. WATERBURY BOUNDARY LINE THEREIN WAS DERIVED FROM AERIAL PHOTOGRAPHY NEGATIVE NO. A30 12088 174-12, AERIAL NO. 8710, TAKEN JANUARY 22, 1974, AT THE OFFICE OF THE NASSAU COUNTY PROPERTY APPRAISER'S OFFICE, FILE CLARY & ASSOC., INC. MAP FILE NO. 72N-27.
8. 2"=327' CLARY & ASSOC. FILE NO. 81-82, 83-58, 72N-26, 72N-27, 83-58 SURVEY BY SURGING STATE SURVEYORS, INC. FILE NO. 87C-287A.

CHICAGO TITLE INSURANCE COMPANY  
ORDER NUMBER 484888  
EFFECTIVE DATE, OCTOBER 23, 2013  
SCHEDULE B - SECTION 2

DEED/PLAT NUMBER	RECORDS DOCUMENT	DESCRIPTION	COMMENTS
4	SA 1834, PG. 141	RESOLUTION	APPROXIMATE NORTH LINE IN GOVERNMENT LOT 1, SECTION 48, TOWNSHIP 2 NORTH, RANGE 28 EAST
5	SA 1834, PG. 141	RESOLUTION	APPROXIMATE NORTH LINE IN GOVERNMENT LOT 1, SECTION 48, TOWNSHIP 2 NORTH, RANGE 28 EAST
6	SA 1834, PG. 141	RESOLUTION	APPROXIMATE NORTH LINE IN GOVERNMENT LOT 1, SECTION 48, TOWNSHIP 2 NORTH, RANGE 28 EAST
7	SA 1834, PG. 141	RESOLUTION	APPROXIMATE NORTH LINE IN GOVERNMENT LOT 1, SECTION 48, TOWNSHIP 2 NORTH, RANGE 28 EAST
8	SA 1834, PG. 141	RESOLUTION	APPROXIMATE NORTH LINE IN GOVERNMENT LOT 1, SECTION 48, TOWNSHIP 2 NORTH, RANGE 28 EAST
9	SA 1834, PG. 141	RESOLUTION	APPROXIMATE NORTH LINE IN GOVERNMENT LOT 1, SECTION 48, TOWNSHIP 2 NORTH, RANGE 28 EAST
10	SA 1834, PG. 141	RESOLUTION	APPROXIMATE NORTH LINE IN GOVERNMENT LOT 1, SECTION 48, TOWNSHIP 2 NORTH, RANGE 28 EAST
11	SA 1834, PG. 141	RESOLUTION	APPROXIMATE NORTH LINE IN GOVERNMENT LOT 1, SECTION 48, TOWNSHIP 2 NORTH, RANGE 28 EAST
12	SA 1834, PG. 141	RESOLUTION	APPROXIMATE NORTH LINE IN GOVERNMENT LOT 1, SECTION 48, TOWNSHIP 2 NORTH, RANGE 28 EAST
13	SA 1834, PG. 141	RESOLUTION	APPROXIMATE NORTH LINE IN GOVERNMENT LOT 1, SECTION 48, TOWNSHIP 2 NORTH, RANGE 28 EAST
14	SA 1834, PG. 141	RESOLUTION	APPROXIMATE NORTH LINE IN GOVERNMENT LOT 1, SECTION 48, TOWNSHIP 2 NORTH, RANGE 28 EAST
15	SA 1834, PG. 141	RESOLUTION	APPROXIMATE NORTH LINE IN GOVERNMENT LOT 1, SECTION 48, TOWNSHIP 2 NORTH, RANGE 28 EAST
16	SA 1834, PG. 141	RESOLUTION	APPROXIMATE NORTH LINE IN GOVERNMENT LOT 1, SECTION 48, TOWNSHIP 2 NORTH, RANGE 28 EAST
17	SA 1834, PG. 141	RESOLUTION	APPROXIMATE NORTH LINE IN GOVERNMENT LOT 1, SECTION 48, TOWNSHIP 2 NORTH, RANGE 28 EAST
18	SA 1834, PG. 141	RESOLUTION	APPROXIMATE NORTH LINE IN GOVERNMENT LOT 1, SECTION 48, TOWNSHIP 2 NORTH, RANGE 28 EAST
19	SA 1834, PG. 141	RESOLUTION	APPROXIMATE NORTH LINE IN GOVERNMENT LOT 1, SECTION 48, TOWNSHIP 2 NORTH, RANGE 28 EAST
20	SA 1834, PG. 141	RESOLUTION	APPROXIMATE NORTH LINE IN GOVERNMENT LOT 1, SECTION 48, TOWNSHIP 2 NORTH, RANGE 28 EAST

LINE TABLE		LINE TABLE	
LINE	LENGTH	LINE	LENGTH
1	1143.72	1	1143.72
2	1143.72	2	1143.72
3	1143.72	3	1143.72
4	1143.72	4	1143.72
5	1143.72	5	1143.72
6	1143.72	6	1143.72
7	1143.72	7	1143.72
8	1143.72	8	1143.72
9	1143.72	9	1143.72
10	1143.72	10	1143.72
11	1143.72	11	1143.72
12	1143.72	12	1143.72
13	1143.72	13	1143.72
14	1143.72	14	1143.72
15	1143.72	15	1143.72
16	1143.72	16	1143.72
17	1143.72	17	1143.72
18	1143.72	18	1143.72
19	1143.72	19	1143.72
20	1143.72	20	1143.72



SHEET 1 OF 4

**Clary Associates**  
PROFESSIONAL SURVEYORS & ENGINEERS

1000 N. GULF BLVD., SUITE 1000  
TALLAHASSEE, FLORIDA 32301  
TEL: 904.209.1234  
FAX: 904.209.1235  
WWW.CLARYASSOCIATES.COM









**CITY COMMISSION AGENDA ITEM**  
*City of Fernandina Beach*

2017-56

**SUBJECT:** Resolution  
Interlocal Agreement - Crane Island

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**ITEM TYPE:** Resolution

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**REQUESTED ACTION:** Adopt Resolution 2017-56

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**SYNOPSIS:** The Interlocal Agreement provides that the property owners of Crane Island will request voluntary annexation by the City within 30 days of filing of the subdivision plat with Nassau County. Currently, the Crane Island owners plan to file the subdivision plat in April 2017. The Interlocal Agreement states that the City will be responsible for permitting and collecting fees for all vertical improvements which begins with foundation slabs. Nassau County will be responsible for permitting and collecting fees for horizontal improvements including roadways, sidewalks and grading.

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**FISCAL IMPACT:** The City will receive permit fees and impact fees associated with new construction in this development.

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**CITY ATTORNEY COMMENTS:** No additional comments.

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**CITY MANAGER RECOMMENDATION(S):** I recommend that the City Commission adopt proposed Resolution 2017-56.

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Dale Martin, City Manager  
Tammi Bach, City Attorney  
Patti Clifford, Comptroller

Date:03/29/2017

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**COMMISSION ACTION:** Adopt

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