

Prepared by and Return to:
Carlos Rodriguez-Cabarrocas
Assistant County Attorney
c/o Aviation Department
2200 SW 45th Street, Suite 101
Dania Beach, Florida 33312
954-359-6100

AMENDMENT TO DECLARATION OF RESTRICTIVE COVENANTS

This Amendment to Declaration of Restrictive Covenants is made this ____ day of _____, 2019, by Broward County, a political subdivision of the State of Florida ("County"), whose mailing address is 115 South Andrews Avenue, Suite 423, Fort Lauderdale, Florida 33301.

RECITALS:

A. The County is the fee title owner of the real property located in Broward County, Florida, as legally described on **Exhibit A** attached hereto and made a part hereof ("Property").

B. The Property is subject to a Declaration of Restrictive Covenants that was recorded on November 28, 1995, Book 24188, Page 243, of the Official Records of Broward County, Florida (the "Original DRC"), which created a one hundred (100) foot buffer on the north side of the Dania Cutoff Canal called the Greenways.

C. The Original DRC states that the sole access to the Greenways by the public shall be from the Dania Cutoff Canal.

D. The County desires to amend the Original DRC to allow access to the Greenways by the public through the area depicted on **Exhibit C** attached hereto and made a part hereof.

NOW, THEREFORE, the County declares that the Original DRC is amended as follows:

1. The foregoing recitations are true and correct, and are incorporated herein by this reference.
2. Amendments made to the Original DRC by this Amendment are indicated by use of strikethroughs to indicate deletions and underlining to indicate additions.
3. Paragraph 2(d) of the Original DRC is amended as follows:

~~(d)~~ (c) The sole access to the Greenways by the public shall be from either the Dania Cutoff Canal as shown on Exhibit "B" or the area depicted on Exhibit "C".

4. All references to Exhibit C in the Original DRC shall hereinafter be deemed to refer to Exhibit C attached hereto.
5. Except as modified herein, all terms and conditions of the Original DRC shall remain in full force and effect. The Original DRC is in all other respects ratified and confirmed.
6. This Declaration shall become effective upon recordation in the Official Records of Broward County, Florida.

THE REMAINDER OF THIS PAGE INTENTIONALLY LEFT BLANK

IN WITNESS WHEREOF, BROWARD COUNTY has made and executed this Amendment to Declaration of Restrictive Covenants through its BOARD OF COUNTY COMMISSIONERS, signing by and through its Mayor or Vice-Mayor, authorized to execute same by Board action on the _____ day of _____, 2019.

COUNTY

ATTEST:


BROWARD COUNTY, by and through
its Board of County Commissioners

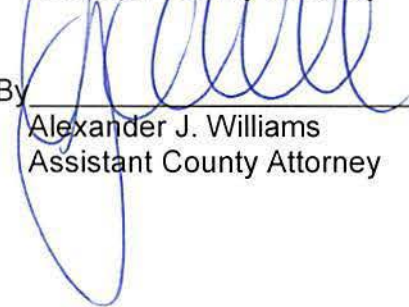
Broward County Administrator, as
ex-officio Clerk of the Broward County
Board of County Commissioners

By _____
Mayor

_____ day of _____, 2019

Approved as to form by
Andrew J. Meyers
Broward County Attorney
Aviation Office
2200 SW 45th Street, Suite 101
Dania Beach, Florida 33312
Telephone: (954) 359-6100
Telecopier: (954) 359-1292

By  _____ 1/23/19
Carlos Rodriguez-Cabarrocas (Date)
Assistant County Attorney

By  _____ 1/23/19
Alexander J. Williams (Date)
Assistant County Attorney

AMENDMENT TO DECLARATION OF RESTRICTIVE COVENANTS

STATE OF FLORIDA)
COUNTY OF BROWARD)

The foregoing instrument was acknowledged before me this ____ day of _____, 201_, by _____, as Mayor or Vice-Mayor of the Board of County Commissioners of Broward County, who is personally known to me or who has produced _____ as identification.

NOTARY PUBLIC:

Signature: _____

Print Name: _____

My Commission Expires: _____

Commission Number: _____

(SEAL)

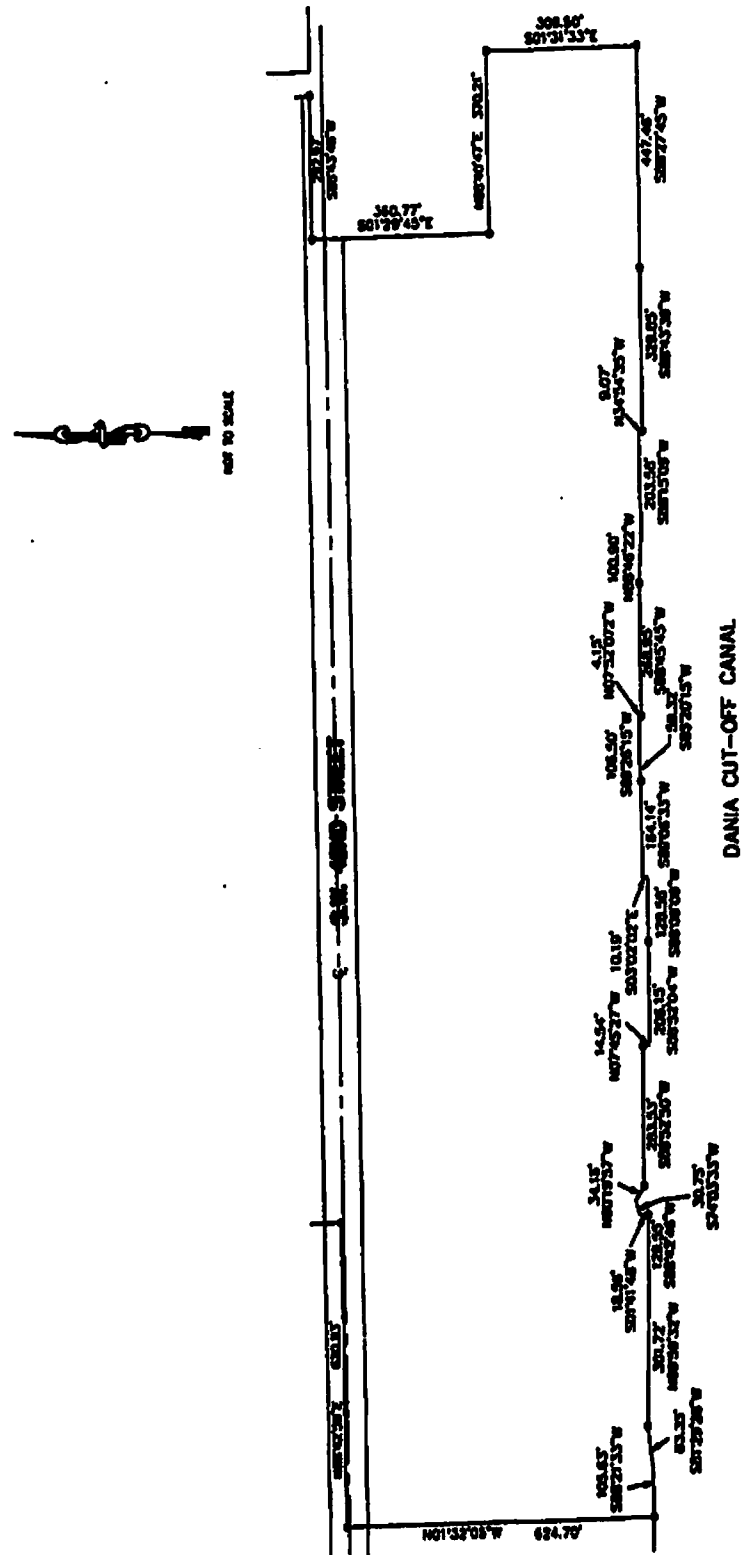
WILLIAMS HATFIELD AND STONER, INC.

2101 NORTH ANDREWS AVENUE, SUITE 200

ENGINEERS PLANNERS LAND SURVEYORS

FT. LAUDERDALE, FLORIDA

EXHIBIT "A"



BK 24188P60245

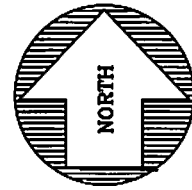
DATE	BY	DATE OF SURVEY	DRAWN BY	CHECKED BY	MANAGER
9/1/73	KRS	8/8/73	LMO	KRS	KRS

SECTION 02 2027-02

SKETCH AND DESCRIPTION

PORTION OF PARCEL "F", RAVENSWOOD FLL AIRPORT REDEVELOPMENT (PLAT 2)
(PB 159, PG 19, BCR)
SECTION 29-50S-42E

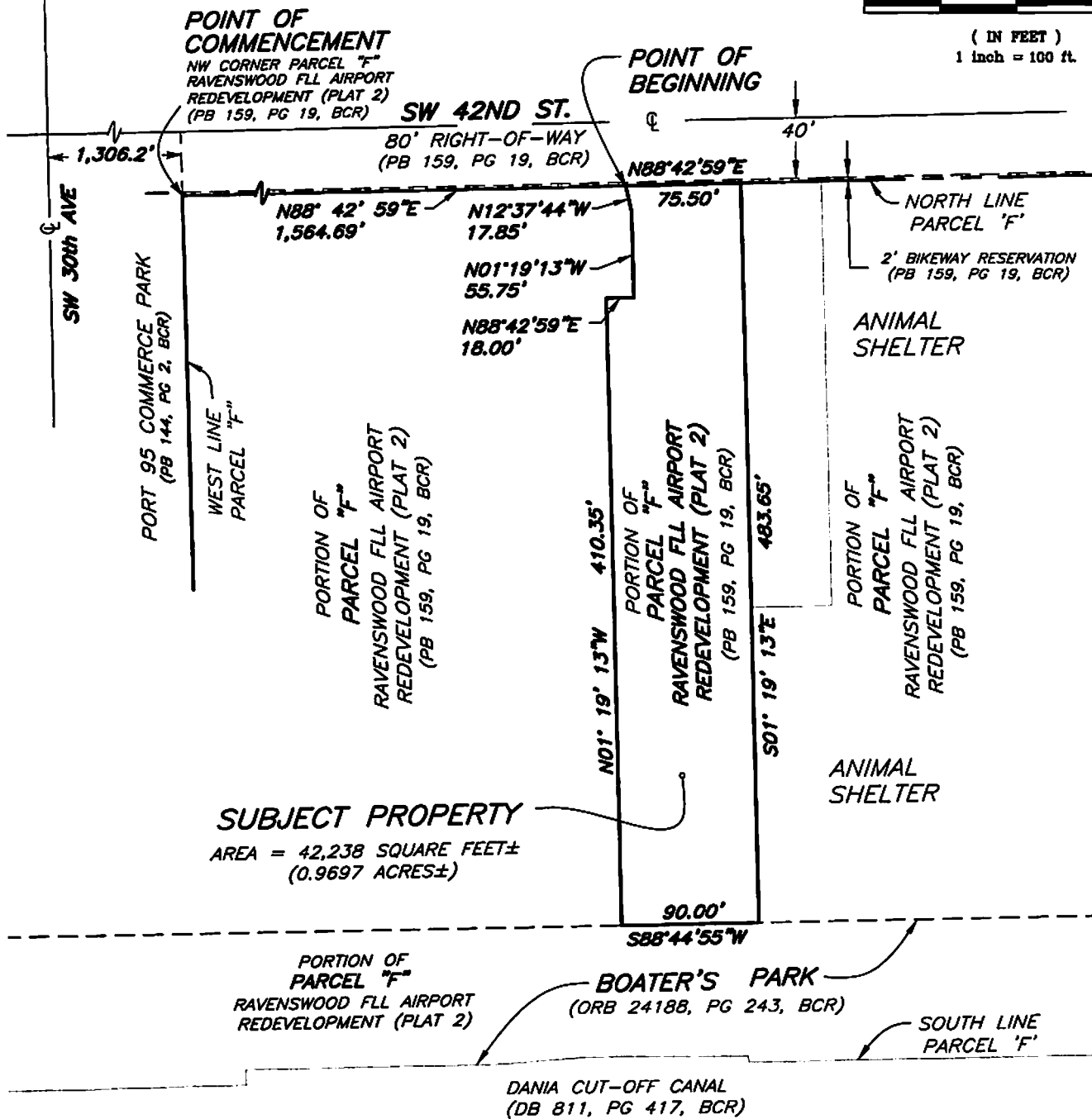
SURVEY PROJECT NO. 2017-012



GRAPHIC SCALE



(IN FEET)
1 inch = 100 ft.



SEE SHEET 2 OF 2 FOR LEGAL DESCRIPTION, LEGEND AND NOTES ATTACHED HERETO AND MADE A PART THEREOF.

SKETCH AND DESCRIPTION PORTION OF PARCEL "F", RAVENSWOOD FLL AIRPORT REDEVELOPMENT (PLAT 2) (PB 159, PG 19, BCR) SECTION 29-50S-42E	SURVEY PROJECT NO. 2017-012
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|---|--|
| <p>Ⓞ = CENTERLINE
 POB = POINT OF BEGINNING
 PB = PLAT BOOK
 ORB = OFFICIAL RECORDS BOOK
 PG = PAGE
 BCR = BROWARD COUNTY RECORDS</p> | <p>BCR = BROWARD COUNTY RECORDS
 R/W = RIGHT-OF-WAY
 PSM = PROFESSIONAL SURVEYOR AND MAPPER
 "BCED" = BROWARD COUNTY HIGHWAY CONSTRUCTION AND ENGINEERING DIVISION
 DB = DEED BOOK</p> |
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A PORTION OF PARCEL "F" OF "RAVENSWOOD FLL AIRPORT REDEVELOPMENT (PLAT 2)", ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 159 AT PAGE 19 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID PARCEL "F";
THENCE, ALONG THE NORTH LINE OF SAID PARCEL "F", NORTH 88°42'59" EAST FOR A DISTANCE OF 1,564.69 FEET TO THE POINT OF BEGINNING AT THE NORTHWEST CORNER OF THE PARCEL HEREIN DESCRIBED;
THENCE ALONG SAID NORTH LINE NORTH 88° 42' 59" EAST FOR A DISTANCE OF 75.50 FEET;
THENCE SOUTH 01° 19' 13" EAST FOR A DISTANCE OF 483.65 FEET;
THENCE SOUTH 88° 44' 55" WEST FOR A DISTANCE OF 90.00 FEET;
THENCE NORTH 01° 19' 13" WEST FOR A DISTANCE OF 410.35 FEET;
THENCE NORTH 88° 42' 59" EAST FOR A DISTANCE OF 18.00 FEET;
THENCE NORTH 01° 19' 13" WEST FOR A DISTANCE OF 55.75 FEET;
THENCE NORTH 12° 37' 44" WEST FOR A DISTANCE OF 17.85 FEET TO THE POINT OF BEGINNING.

SAID LANDS SITUATE, LYING AND BEING IN BROWARD COUNTY, FLORIDA AND CONTAINING 42,238 SQUARE FEET (0.9697 ACRES), MORE OR LESS.

- 1) THE "LAND DESCRIPTION" HEREON WAS PREPARED BY THE REVIEWING SURVEYOR.
- 2) BEARINGS SHOWN HEREON ARE RELATIVE TO THE NORTH LINE OF PARCEL "F" AS SHOWN ON THE PLAT OF "RAVENSWOOD FLL AIRPORT REDEVELOPMENT (PLAT 2)", PB 159, PG 19, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA. SAID LINE BEARS NORTH 88°42'59" EAST.
- 3) SOURCES OF INFORMATION USED IN THE PREPARATION OF THIS DESCRIPTION ARE AS FOLLOWS:
 - A) THE PLAT OF "RAVENSWOOD FLL AIRPORT REDEVELOPMENT (PLAT 2)", AS RECORDED IN PLAT BOOK 159, PAGE 19 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA.
 - B) THE PLAT OF "RAVENSWOOD COMMERCIAL AIRPORT PLAT", AS RECORDED IN PLAT BOOK 158, PAGE 19 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA.
 - C) THE PLAT OF "PORT 95 COMMERCE PARK", AS RECORDED IN PLAT BOOK 144, PAGE 2 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA.
 - D) DEED BOOK 811, PAGE 417, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA.
 - E) BSO-AIRPORT FIRE STATION ASBUILT SURVEY, PREPARED BY GIBBS LAND SURVEYORS, LATEST DATE OF REVISION 8-14-08.
 - F) SURVEY OF BOATERS PARK (RAVENSWOOD AIRPORT REDEVELOPMENT) DANIA CUT-OFF CANAL & SW 42 ST, PREPARED BY BROWARD COUNTY ENGINEERING DIVISION, LATEST DATE OF REVISION 5-06-97.
 - G) FIELD SURVEY BY BROWARD COUNTY SURVEY SECTION, JOB NUMBER 2015-097, LATEST DATE OF FIELD SURVEY 5-11-15.

SEE SHEET 1 OF 2 FOR SKETCH OF LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART THEREOF.

SHEET 2 OF 2

CERTIFICATE

THIS IS TO CERTIFY THAT THE SKETCH AND DESCRIPTION SHOWN HEREON ARE ACCURATE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF AND DOES NOT REPRESENT A FIELD SURVEY. I FURTHER CERTIFY THAT THIS SKETCH AND DESCRIPTION MEETS THE STANDARDS OF PRACTICE SET FORTH UNDER (CHAPTER 5J-17 FLORIDA ADMINISTRATIVE CODE) PURSUANT TO CHAPTER 472.027 FLORIDA STATUTES.

NOTE: NOT VALID WITHOUT THE SIGNATURE AND THE RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER

PROFESSIONAL SURVEYOR AND MAPPER # 5771, STATE OF FLORIDA
BRIAN A HARRIS BROWARD COUNTY

DATE OF SKETCH 01-12-17	DRAWN BY BAH	CHECKED BY BAH	MANAGER EBA
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SKETCH NO. 2017-012.DWG

BROWARD COUNTY HIGHWAY CONSTRUCTION AND ENGINEERING DIVISION

1 UNIVERSITY DRIVE, SUITE B300 - PLANTATION, FLORIDA 33324-2038

Phone # (954) 577-4555