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3 **RESOLUTION NO. AC2022-11**  
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5 **A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE ACME**  
6 **IMPROVEMENT DISTRICT, FLORIDA, DECLARING AN ACME PARCEL**  
7 **TOTALING APPROXIMATELY 0.213 ACRES (9,267 SQUARE FEET) AT**  
8 **THE SOUTHWEST CORNER OF PIERSON ROAD AND SOUTH SHORE**  
9 **BOULEVARD, MORE SPECIFICALLY DESCRIBED HEREIN, AS SURPLUS,**  
10 **AND AUTHORIZING THE TRANSFER OF OWNERSHIP OF THAT PARCEL**  
11 **TO ADJACENT PROPERTY OWNER BY WAY OF A QUIT CLAIM DEED;**  
12 **PROVIDING AN EFFECTIVE DATE.**  
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14 **WHEREAS**, Acme Improvement District (“Acme”) owns certain real property within  
15 the municipal boundary of Wellington; and  
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17 **WHEREAS**, the Board of Supervisors of Acme Improvement District, as the  
18 governing body, pursuant to the authority vested in it by Chapter 2, Article VII, Code of  
19 Ordinances, known as the Wellington Purchasing, Contracts, and Property Management  
20 Policies Ordinance, received a request from the adjacent property owner, 21W1 Trust of  
21 3094 Mallet Hill Court (“Purchaser”), to acquire a 0.213-acre (9,267 square feet) parcel of  
22 land located at the southwest corner of Pierson Road and South Shore Boulevard, as  
23 shown on Exhibit “A,” attached hereto. The tract of land is shown as Parcel A on the  
24 Mallet Hill of Wellington Countryplace PUD Recorded Plat, and was conveyed by plat to  
25 Acme Improvement District in fee simple on May 31, 1979 (hereinafter the “Parcel”); and  
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27 **WHEREAS**, the Engineering, Planning, and Public Works Departments have  
28 determined that the request is consistent with the public interest and will not affect any  
29 proposed changes to the intersection of Pierson Road and South Shore Boulevard; and  
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31 **WHEREAS**, the as part of the sale, the Purchaser has requested that Acme  
32 release all rights reserved under Florida Statute 270.11, has provided a justification  
33 statement for such request, and has agreed to pay Acme the sum of \$200,000, plus all  
34 costs associated with the surplus subdivision for the Parcel.  
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36 **NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS**  
37 **OF ACME IMPROVEMENT DISTRICT, FLORIDA, that:**  
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39 **SECTION 1.** The foregoing recitals are hereby affirmed and ratified as being true  
40 and correct.  
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42 **SECTION 2.** The Board of Supervisors hereby approves the surplus and  
43 subdivision of the parcel and authorizes the Board President and Board Secretary to  
44 execute a Quit Claim Deed, in a form acceptable to Wellington, transferring the property  
45 to the Purchaser with the following conditions:  
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- 47 a. The Purchaser shall pay Acme the sum of \$200,000 for the Parcel,  
48 including all reserved rights.
- 49 b. The Purchaser shall provide a survey and legal description of the  
50 referenced property;

- c. The Purchaser shall record a unity of title as a waiver of plat, in a form acceptable to Wellington, immediately after the quit claim deed is recorded;
- d. The Purchaser shall record a 20-foot wide bridle path easement along the north property lines of 3094 Mallet Hill Court, 3068 Mallet Hill Court, and 13095 Quarter Horse Trail prior to the recording of the quit claim deed for the Parcel;
- e. The Purchaser shall be responsible for all costs of the survey, legal description, easements, and recording.

The Resolution shall become effective immediately upon adoption.

**PASSED AND ADOPTED THIS \_\_\_\_\_ day of \_\_\_\_\_, 2022.**

**ATTEST:**

**ACME IMPROVEMENT DISTRICT**

BY: \_\_\_\_\_  
Chevelle D. Addie, MMC, Board Secretary

BY: \_\_\_\_\_  
Anne Gerwig, Board President

**APPROVED AS TO FORM AND  
LEGAL SUFFICIENCY**

BY: \_\_\_\_\_  
Laurie Cohen, Board Attorney