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RESOLUTION NO. 2018-04

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE ACME IMPROVEMENT DISTRICT APPROVING QUITCLAIM DEED BETWEEN ACME IMPROVEMENT DISTRICT AND W & W EQUESTRIAN CLUB LLC FOR TRANSFER OF THE WATER MANAGEMENT TRACTS KNOWN AS TRACTS L1 THROUGH L5 OF THE WINDING TRAILS PLAT RECORDED IN PLAT BOOK 125, PAGES 56 THROUGH 69; PROVIDING AN EFFECTIVE DATE.

WHEREAS, ACME Improvement District is the fee simple owner of water management tracts L1 through L5 located in the Winding Trails platted property, Palm Beach County, Florida ("Properties") (Exhibit A – Location Map); and

WHEREAS, on November 14, 2017, Village Council accepted and approved the Winding Trails Plat. The plat was executed by W & W EC Management LLC, as Manager of W & W Equestrian Club LLC. The Plat was recorded on December 21, 2017 in Plat Book 125 on Pages 56 – 69; and

WHEREAS, in accordance with the plat document, the water management Tracts L1 through L5, were dedicated to the Winding Trails Property Owners' Association, Inc. for stormwater management, littoral zone, filter marsh and drainage purposes and are the perpetual maintenance obligation of the Winding Trails Property Owners' Association, Inc., its successors and assigns, without recourse to the Village of Wellington; and

WHEREAS, to finalize the property transaction, a Quit Claim Deed will transfer Tracts L1 through L5 from the ACME Improvement District ("Grantor") to W & W Equestrian Club LLC ("Grantee") (Exhibit B – Quit Claim Deed); and

WHEREAS, a Perpetual Drainage, Flowage and Storage Easement will be executed by W & W Equestrian Club LLC as Grantor to the Village of Wellington and ACME Improvement District as Grantees for the express purpose of granting a perpetual exclusive easement in, over, across, upon, under, and through Tracts L1, L2, L3, L4, and L5 of Winding Trails as recorded in Plat Book 125, Page 56 – 69 of the Public Records of Palm Beach County ("Property") for the purpose of water drainage, flowage, and storage. (Exhibit C – Perpetual Drainage, Flowage and Storage Easement);

NOW, THEREFORE, BE IT RESOLVED BY WELLINGTON, FLORIDA'S COUNCIL THAT:

SECTION 1. The foregoing recitals are hereby affirmed and ratified.

SECTION 2. The Wellington Council hereby adopts this Resolution approving the Quit Claim Deed, a copy of which is attached hereto (Exhibit B – Quit Claim Deed).

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

PASSED AND ADOPTED this _____ day of _____, 2018.

ATTEST:

WELLINGTON

By: _____
Chevelle D. Nubin, Secretary

By: _____
Anne Gerwig, President

**APPROVED AS TO FORM
AND LEGAL SUFFICIENCY**

By: _____
Laurie S. Cohen, Attorney for Acme Improvement
District

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