

**RESOLUTION NO. 22-140**

**A RESOLUTION OF THE CITY OF PANAMA CITY BEACH, FLORIDA,  
GRANTING A TEMPORARY CONSTRUCTION EASEMENT TO THE  
STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION FOR THE  
SR 30 (US 98) IMPROVEMENT PROJECT.**

**WHEREAS**, the State of Florida Department of Transportation (FDOT) proposes to construct or improve State Road 30 (US 98/PCB Pkwy.), Financial Project 2178383, in Bay County, Florida (the "Project"); and

**WHEREAS**, it is necessary that certain lands now owned by the City be used temporarily by FDOT in furtherance of that Project; and

**WHEREAS**, said use is in the best interests of the City; and

**WHEREAS**, FDOT has made application to the City to execute and deliver to FDOT the attached temporary easement in favor of FDOT (Parcel 707.1, Project 2178383), for the purpose of constructing the project according to current construction plans, and said request having been duly considered.

**NOW THEREFORE BE IT RESOLVED** by the City Council of the City of Panama City Beach, Florida, that the application of the State of Florida Department of Transportation for a temporary easement is for transportation purposes which are the public or community interest and for public welfare; that a temporary easement in favor of the State of Florida Department of Transportation, in Panama City Beach, Florida, should be drawn and executed by the appropriate officers of the City. Consideration shall be \$1.00.

**AND BE IT FURTHER RESOLVED** that a certified copy of this Resolution be forwarded forthwith to the State of Florida Department of Transportation at 1074 Highway 90, Chipley, Florida 32423.

**THIS RESOLUTION** shall be effective immediately upon passage.

**PASSED** in regular session this 28<sup>th</sup> day of April, 2022.

**CITY OF PANAMA CITY BEACH**

By:   
Mark Sheldon, Mayor

**ATTEST:**

  
Lynne Fasone, City Clerk

**STATE OF FLORIDA  
CITY OF PANAMA CITY BEACH**


I **HEREBY CERTIFY** that the foregoing is a true copy of a Resolution adopted by the City Council of Panama City Beach, Florida, at a meeting held on the 28<sup>th</sup> day of April, 2022.

  
\_\_\_\_\_  
Lynne Fasone, City Clerk

08-TE.13-11/00

February 8, 2022

This instrument prepared by,  
or under the direction of,

  
Department of Transportation  
P. O. Box 607  
Chipley, FL 32428

Legal description approved by,  
David Hitchcock

Parcel	707.1
Item/Segment No.	2178383
Managing District	3
S.R. No.	30A (U.S. 98/PCB Pkwy)
County	Bay

**TEMPORARY EASEMENT**

THIS EASEMENT made this 11<sup>th</sup> day of May, 2022, by the CITY OF PANAMA CITY BEACH, a municipality of the State of Florida, grantor, and the STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION, whose address is Post Office Box 607, Chipley, Florida 32428, its successors and assigns, grantee.

WITNESSETH that for and in consideration of the sum of One Dollar and other valuable considerations, receipt and sufficiency of which is hereby acknowledged, the grantor hereby gives, grants, bargains and releases to the grantee, a temporary easement for the purpose of constructing the project according to current construction plans in, upon, over and through the following described land in Bay County, Florida, described as follows, viz:

A parcel of land being in Section 17, Township 3 South, Range 16 West, Bay County, Florida, described as follows: Commence at a 6 inch by 6 inch concrete monument "SJPC Base" marking the southeast corner of said Section 17; thence North 86°14'16" West 1,053.40 feet along the southerly line of said Section 17 to the centerline of survey of State Road 30A (U.S. 98/PCB Pkwy.), as shown on Florida Department of Transportation (F.D.O.T.) Right of Way Map F.P. No. 2178383 (said map being on file at F.D.O.T. District 3 Office, Chipley, Florida); thence North 54°11'43" West 2,361.88 feet along said centerline of survey of State Road 30A; thence departing said centerline of survey run North 35°48'17" East 132.00 feet to an intersection of the existing northeasterly right of way line of said State Road 30A, with the existing northwesterly city right of way line of Pier Park Drive, as shown on said Right of Way Map; thence North 32°03'11" East 219.46 feet along said existing city right of way line of Pier Park Drive; thence North 57°56'49" West 11.00 feet; thence North 32°03'11" East 189.04 feet along said right of way line to the easterly line of that certain property as described in Official Records Book 1218, Page 1851 of the Public Records of Bay County, Florida, and POINT OF BEGINNING; thence departing said easterly property line continue North 32°03'11" East 340.71 feet along said right of way line; thence North 57°56'49" West 15.61 feet along said right of way line; thence departing said right of way line run South 32°03'11" West 315.54 feet to said easterly property line described in Official Records Book 1218, Page 1851; thence South 00°15'07" West 29.62 feet to POINT OF BEGINNING:

IN WITNESS WHEREOF, the said grantor has caused these presents to be executed in its name by its Mayor, and its seal to be hereto affixed, attested by its City Clerk, the date first above written.

ATTEST: Lynne Fasone  
Lynne Fasone  
Its City Clerk

The City of Panama City Beach

By: Drew Whitman  
Drew Whitman, City Manager

STATE OF FLORIDA

COUNTY OF BAY

The foregoing instrument was acknowledged before me, by means of  physical presence or  online notarization, this 11<sup>th</sup> day of May, 2022, by Drew Whitman, City Manager who is personally known to me or who has produced \_\_\_\_\_ as identification.

Lynne Fasone  
(Type/print or stamp name under signature)  
Title or rank (Serial No., if any) \_\_\_\_\_

Affix Seal



Lynne Fasone  
Notary Public  
State of Florida  
Comm# HH096235  
Expires 2/22/2025



## Florida Department of Transportation

RON DESANTIS  
GOVERNOR

KEVIN J. THIBAUT, P.E.  
SECRETARY

### Donation of Property to the Florida Department of Transportation

City of Panama City Beach  
17007 Panama City Beach Pkwy  
Panama City Beach, FL 32413

ITEM/SEGMENT NO.:	<u>2178383</u>
MANAGING DISTRICT:	<u>3</u>
F.A.P. NO.:	<u>N/A</u>
STATE ROAD NO.:	<u>30A (US 98/PCB Pkwy)</u>
COUNTY:	<u>Bay</u>
PARCEL NO.:	<u>700-701-707</u>
INTEREST CONVEYED:	<u>Temporary Easements</u>

This is to advise that the undersigned, as owner of the property or property interest referenced above and as shown on Right of Way maps for referenced project, desires to make a voluntary donation of said property or property interest to the State of Florida for the use and benefit of the Florida Department of Transportation.

The undersigned hereby acknowledges that he/she has been fully advised by a Department representative of his/her right to have the referenced property or property interest appraised, to accompany the appraiser during the appraisal inspection of the property, to receive full compensation for the above referenced property, and to receive reimbursement for reasonable fees and costs incurred, if any. Having been fully informed of the above rights, I hereby waive those rights unless otherwise noted below.

Owner's Signature

City of Panama City Beach, a Municipality of the State of FL

Type or Print Property Owner's Name

17007 Panama City Beach Parkway

Street Address

Panama City Beach, FL 32413

City, State, Zip Code

5-11-22

Date

- AC = ACRE
- AHD = AHEAD
- APPROX. = APPROXIMATE
- B = BASELINE
- BK = BACK
- B.O.S. = BEGINNING OF SURVEY
- B.S.L. = BUILDING SETBACK LINE
- C = CURVE
- CB = CHORD BEARING
- CO. = COUNTY
- COM. = COMMERCIAL
- CONC. = CONCRETE
- COR. = CORNER
- CONSTR. = CONSTRUCTION
- C = CENTRELINE
- CI = CALCULATED
- C.A. = CONCRETE MONUMENT
- C.A. = COUNTY ROAD
- D° = DEGREE
- DI = DEED
- D.B. = DEED BOOK
- D.E. = DRAINAGE EASEMENT
- E = EAST
- E.O.S. = END OF SURVEY
- EXIST. = EXISTING
- EASMT = EASEMENT
- E.D.E. = EXISTING DRAINAGE EASEMENT
- ESC. = ESCARPA
- A = CURVE DELTA ANGLE
- FOUND = FOUND
- (F) = FIELD

T-3-S, R-16-W  
SCALE: 1" = 400'

7 8  
18 17  
FMD 4"X4" C.M.  
B-DI P&M CORPS 0340'

GULF HIGHLANDS  
PB 8, PG. 79

BEGIN R/W PROJECT  
F.P. No. 2178383  
STA. 441+00.00

CITY OF  
PANAMA CITY BEACH  
FLORIDA

G SURVEY S.R. 30A  
STA. 476+44.34  
PIER PARK DR.  
STA. 30+00.00

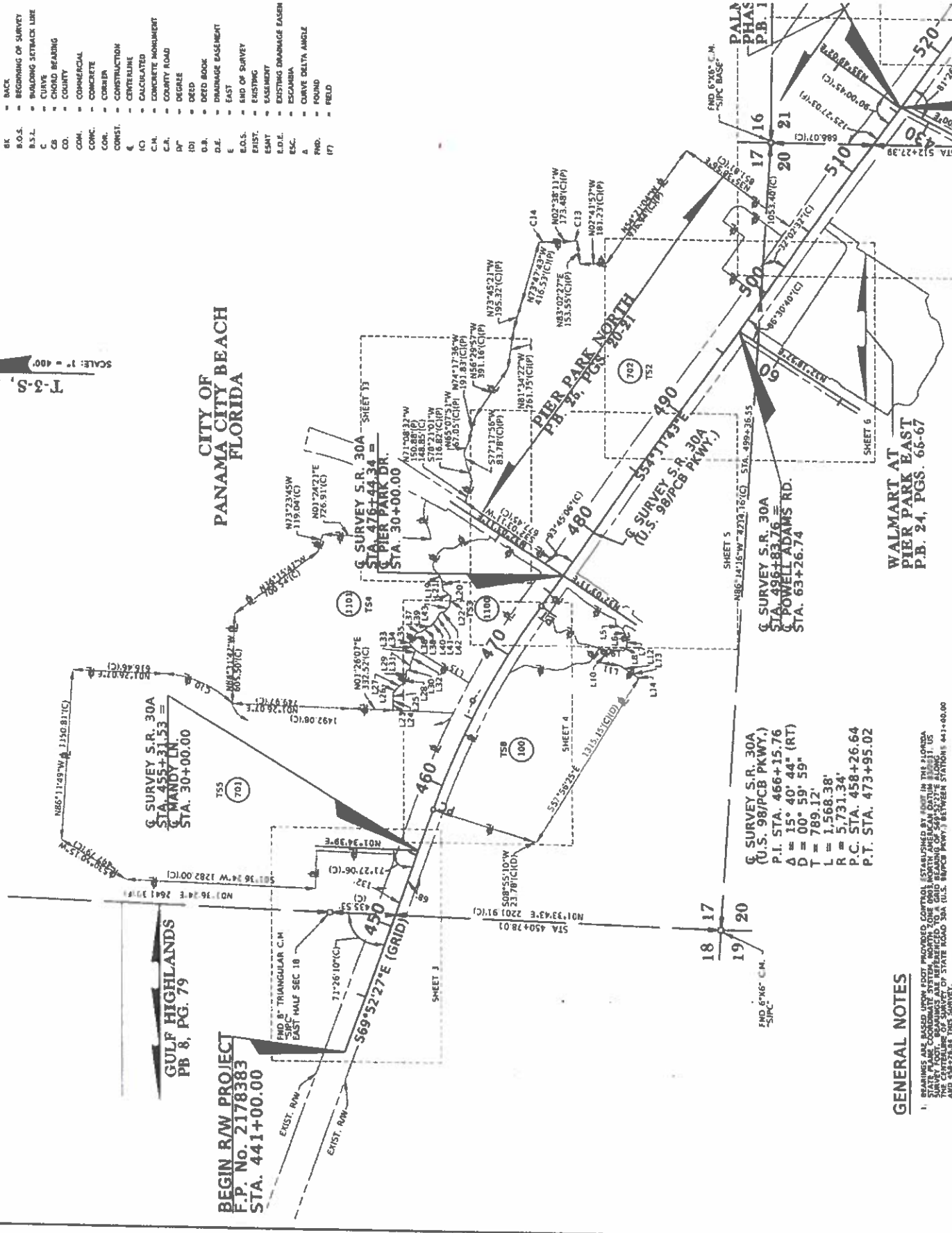
G SURVEY S.R. 30A  
STA. 455+31.53  
MANDY LN.  
STA. 30+00.00

G SURVEY S.R. 30A  
(U.S. 98/PCB PKWY.)  
P.I. STA. 466+15.76  
Δ = 15° 40' 44" (RT)  
D = 00° 59' 59"  
T = 789.12'  
L = 1,568.38'  
R = 5,731.34'  
P.C. STA. 458+26.64  
P.T. STA. 473+95.02

PIER PARK NORTH  
P.B. 26, P.C. 20-21

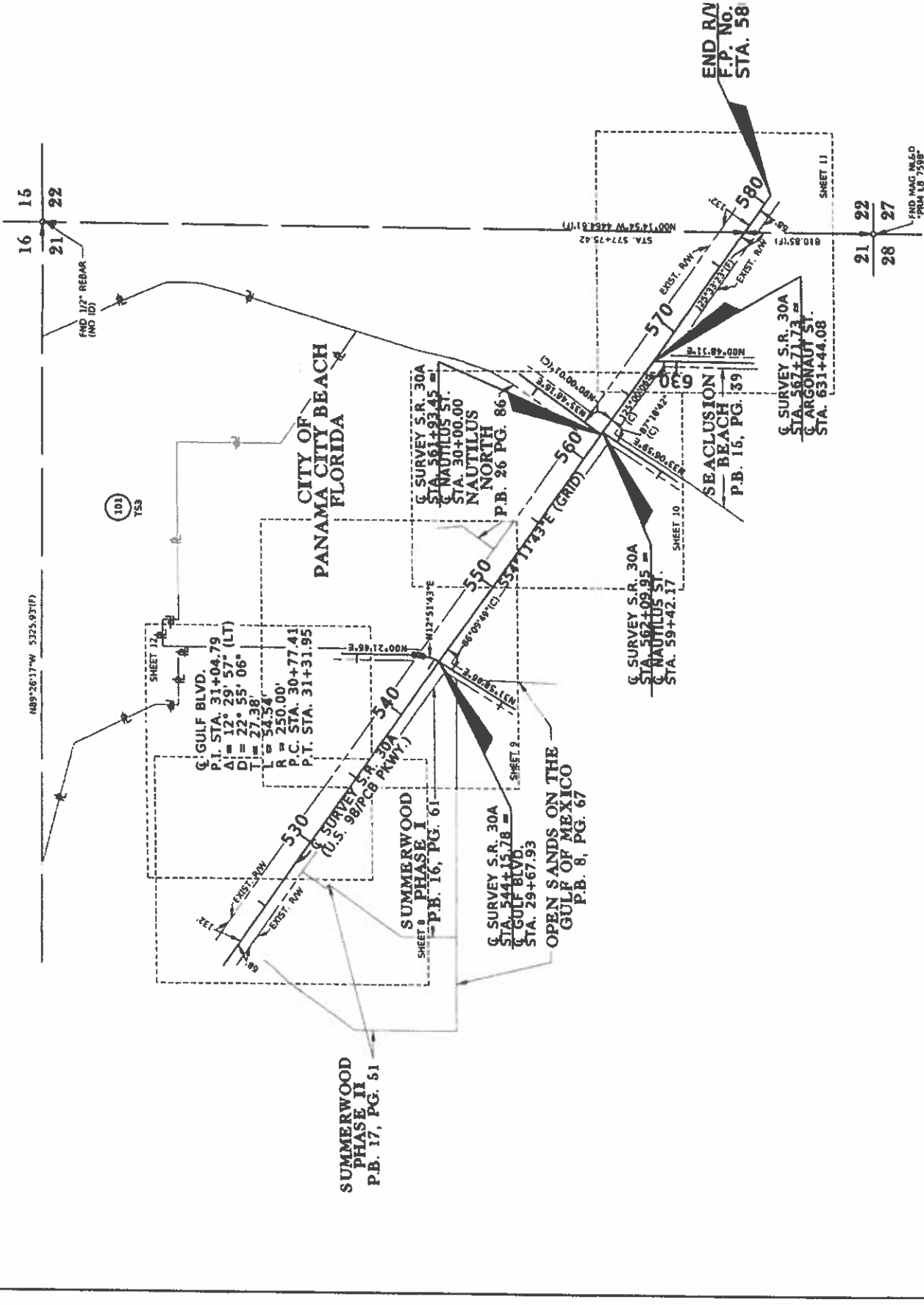
G SURVEY S.R. 30A  
(U.S. 98/PCB PKWY.)

WALMART AT  
PIER PARK EAST  
P.B. 24, P.C. 66-67



GENERAL NOTES

1. BEARINGS ARE BASED UPON AZIMUTH PROVIDED. CONTROL ESTABLISHED BY POINT IN THE FLORIDA SURVEY FOOT. BEARINGS ARE REFERENCED TO A GRID BEARING OF 54° 32' 52" E ALONG THE CENTERLINE OF STATE ROAD 58A (U.S. 98/PCB PKWY.) BETWEEN STATIONS 441+00.00 AND 482+00.00. THIS SURVEY.



16 15

21 22

1489°26'17"W 5325.97(F)

101  
735

FND 1/2" REBAR  
(NO ID)

CITY OF  
PANAMA CITY BEACH  
FLORIDA

Q. GULF BLVD.  
P.I. STA. 31+04.79  
A = 12° 29' 57" (LT)  
D = 22° 55' 06"  
T = 27' 38"  
L = 54.58'  
R = 250.00'  
P.C. STA. 30+77.41  
P.T. STA. 31+31.95

SUMMERWOOD  
PHASE II  
P.B. 17, PG. 51

SUMMERWOOD  
PHASE I  
P.B. 16, PG. 61

G SURVEY S.R. 30A  
STA. 544+15.78 =  
G GULF BLVD.  
STA. 29+67.93

G SURVEY S.R. 30A  
STA. 551+23.45 =  
G NAUTILUS ST.  
STA. 30+00.00  
N NAUTILUS  
P.B. 26 PG. 86

G SURVEY S.R. 30A  
STA. 567+09.95 =  
G NAUTILUS ST.  
STA. 59+42.17

SEA CLUSION  
BEACH  
P.B. 15, PG. 39

G SURVEY S.R. 30A  
STA. 567+71.73 =  
G ARGONAUT ST.  
STA. 631+44.08

END R/V  
F.P. NO.  
STA. 58

21 22

28 27

FND MAG INL&D  
PRM LB 7588'

SHEET 11

SHEET 10

SHEET 10

SHEET 10

SHEET 2

SHEET 1

SHEET 1

SHEET 1

SHEET 1

STA. 577+25.42  
N00°14'54"W 4261.31(F)

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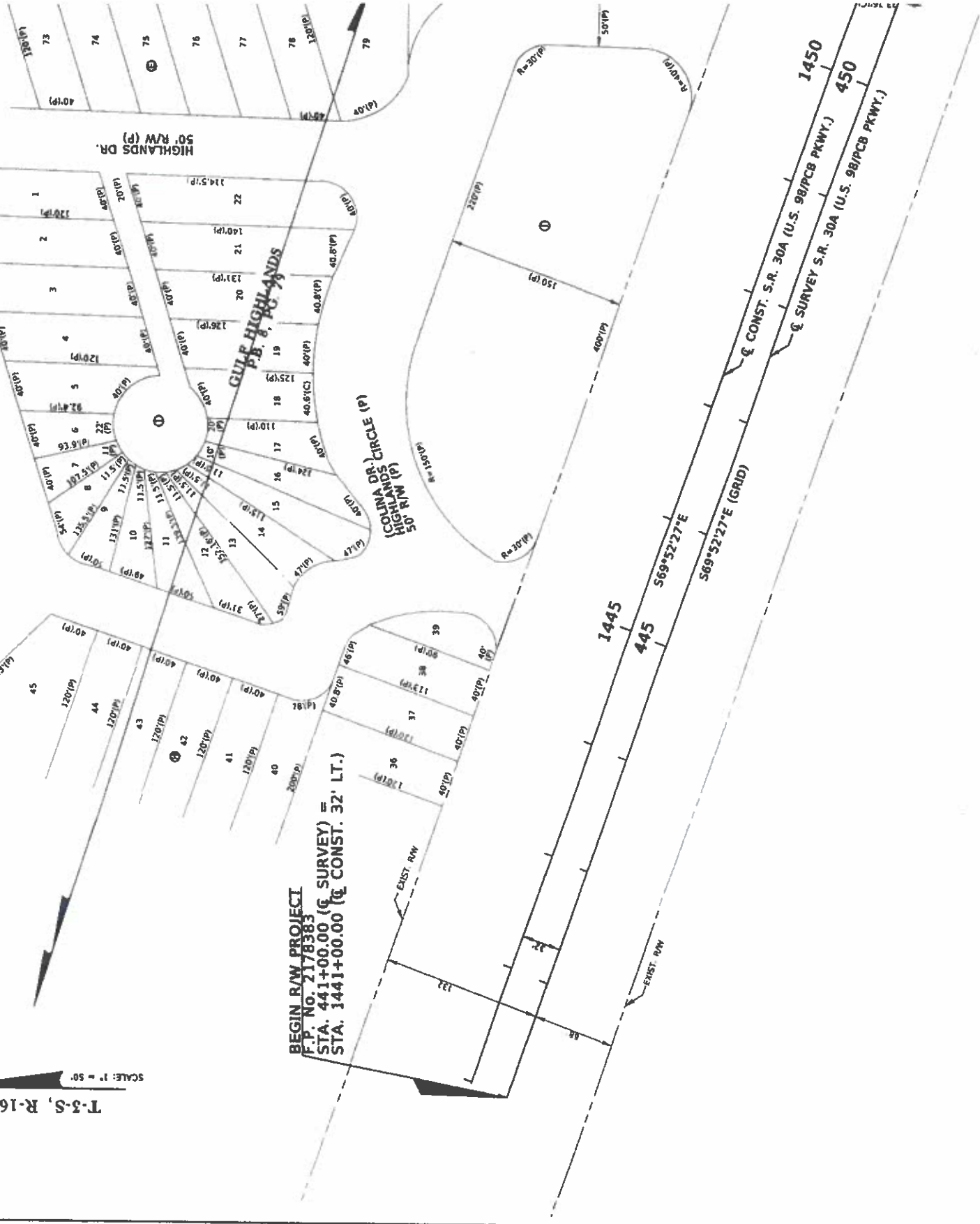
STA. 577+25.42  
N00°14'54"W 4261.31(F)

**CITY OF  
PANAMA CITY BEACH  
FLORIDA**

FIND 4"x4" C.M.  
"BDI" P&M CORPS 03

**T-3-S, R-16-W**  
SCALE: 1" = 50'

**BEGIN R/W PROJECT**  
F.P. NO. 2178383  
STA. 441+00.00 (C SURVEY) =  
STA. 1441+00.00 (C CONST. 32' LT.)





**CITY OF  
PANAMA CITY BEACH  
FLORIDA**

SEE SHEET 1 FOR PARENT TRACT  
PROPERTY OF  
PARCEL 701  
O.R. 2044, PG. 34  
PARCEL 3

BEGIN R.W. ACQUISITION (RT.)  
C CONST. STA. 1483+00.00

1460

460

C CONST. S.R. 30A (U.S. 98/PCB PKWY.)

C SURVEY S.R. 30A (U.S. 98/PCB PKWY.)

1465

465

C SURVEY S.R. 30A (U.S. 98/PCB PKWY.)

P.I. STA. 466+15.76  
A = 15°40'44" (RT.)  
D = 00°59'59"  
T = 789.12'  
L = 1568.38'  
R = 5731.34'  
P.C. STA. 458+26.64  
P.T. STA. 473+95.02

C CONST. S.R. 30A (U.S. 98/PCB PKWY.)

P.I. STA. 1466+18.41  
A = 15°40'44" (RT.)  
D = 00°59'39"  
T = 793.52'  
L = 1577.13'  
R = 5763.34'  
P.C. STA. 1458+24.89  
P.T. STA. 1474+02.02

S16°25'10"W 636.73'(C)  
636.66'(D)

FOND 1A

O.R. 3242, PG. 180  
SEE SHEET 1 FOR PARENT TRACT

SEE SHEET 13

CITY OF PANAMA CITY BE FLORIDA

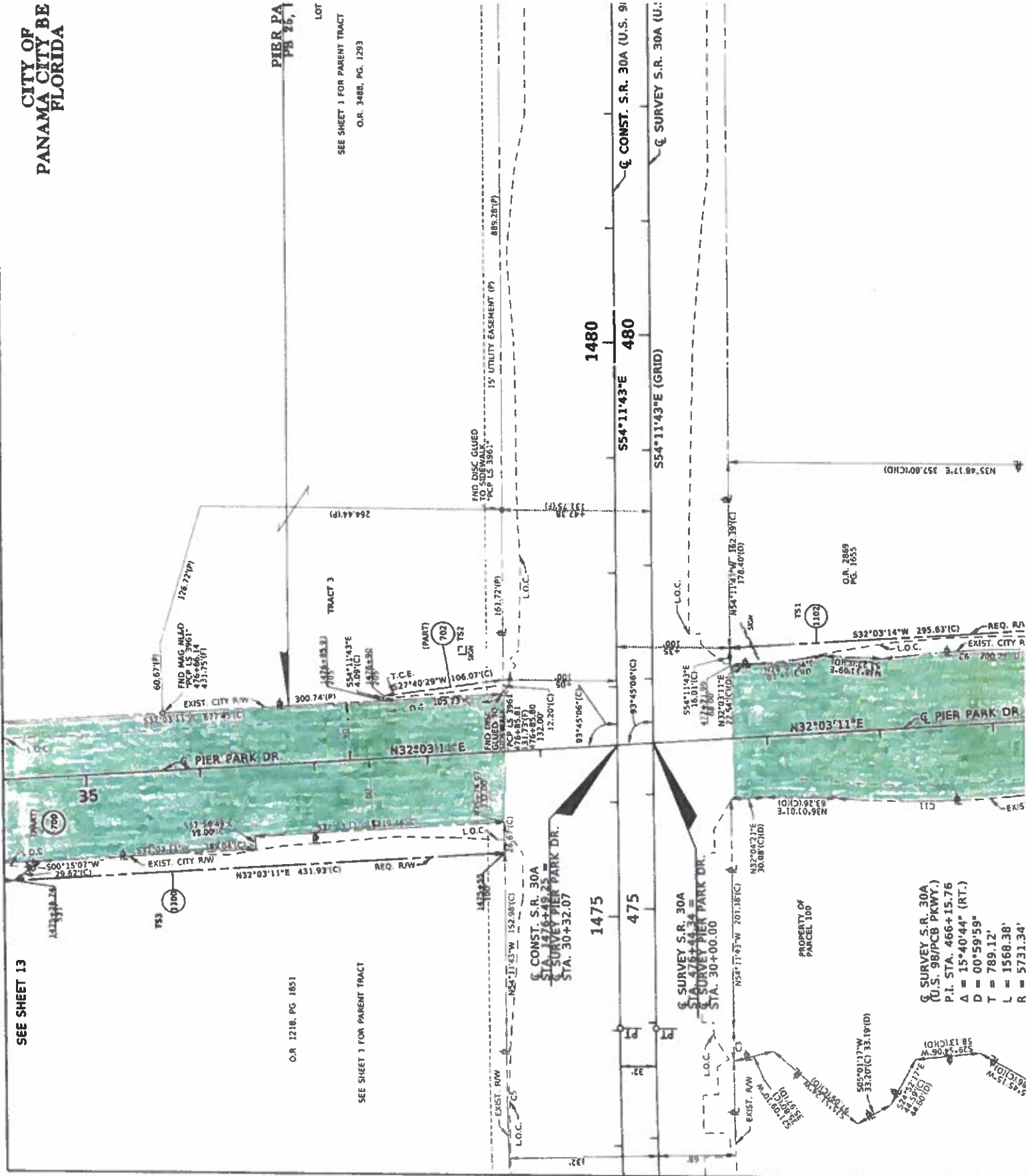
PIER PA PG 26, 1

O.R. 1218, PG. 1851

LOT

SEE SHEET 1 FOR PARENT TRACT O.R. 3488, PG. 1293

SEE SHEET 1 FOR PARENT TRACT



PROPERTY OF PARCEL 100

Q SURVEY S.R. 30A  
 (U.S. 96/PCB PKWY.)  
 P.I. STA. 466+15.76  
 A =  $15^{\circ}40'44''$  (RT.)  
 D =  $00^{\circ}59'59''$   
 T = 789.12'  
 L = 1568.38'  
 R = 5731.34'

O.R. 2849 PG. 1655

N35°48'17"E 357.80'(CND)

532°03'14"W 295.83'(C) REQ. R/W EXIST. CITY R/W

N32°03'11"E 30.08'(C) EXIST. CITY R/W

N32°02'31"E 30.08'(C) EXIST. CITY R/W

N32°02'31"E 30.08'(C) EXIST. CITY R/W

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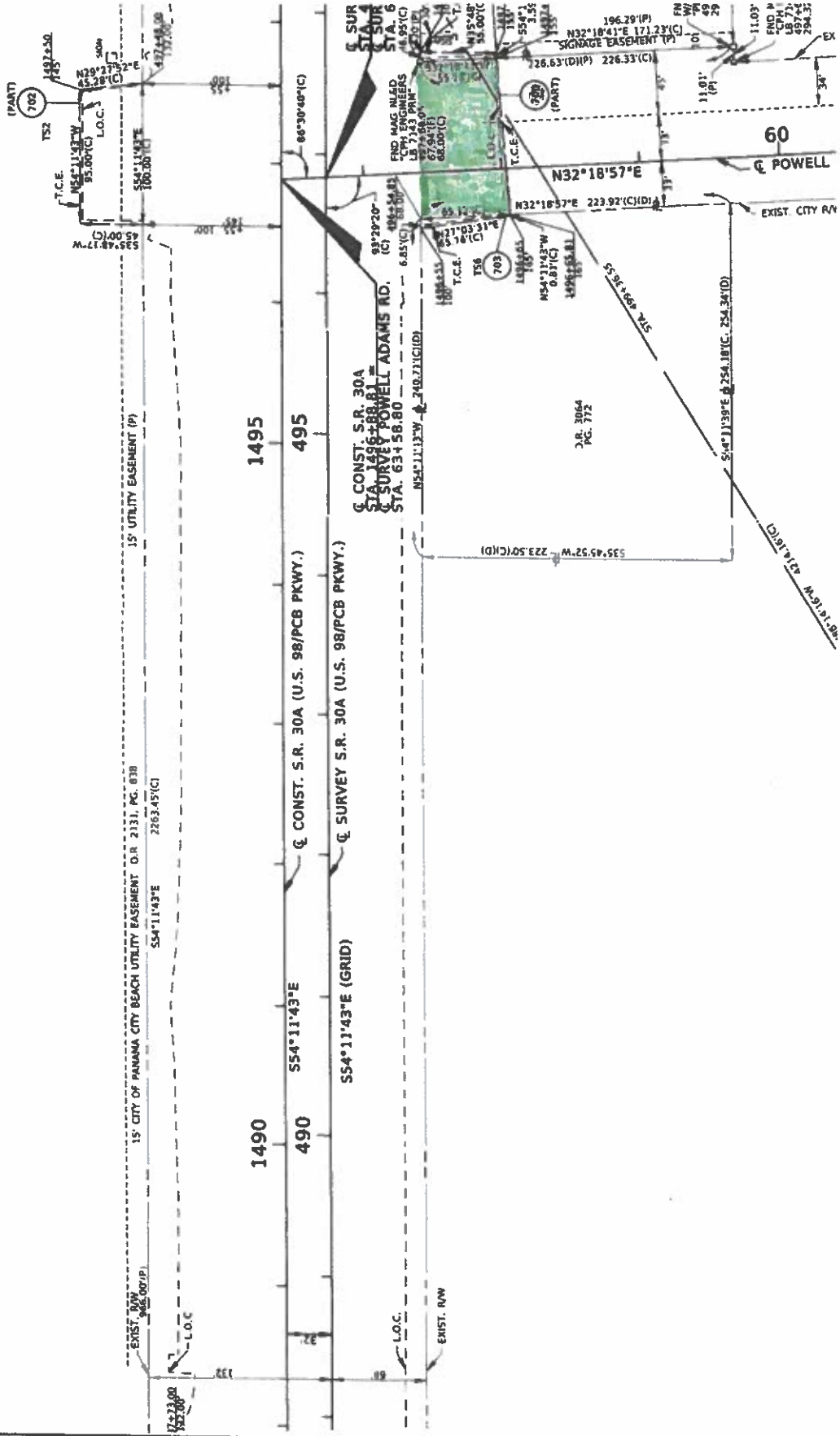
CITY OF  
PANAMA CITY BEACH  
FLORIDA

SCALE  
T-3-S, R-16-W

PIER PARK NORTH  
PB 26, P.C.S. 20-21

SEE SHEET 1 FOR PARENT TRACT

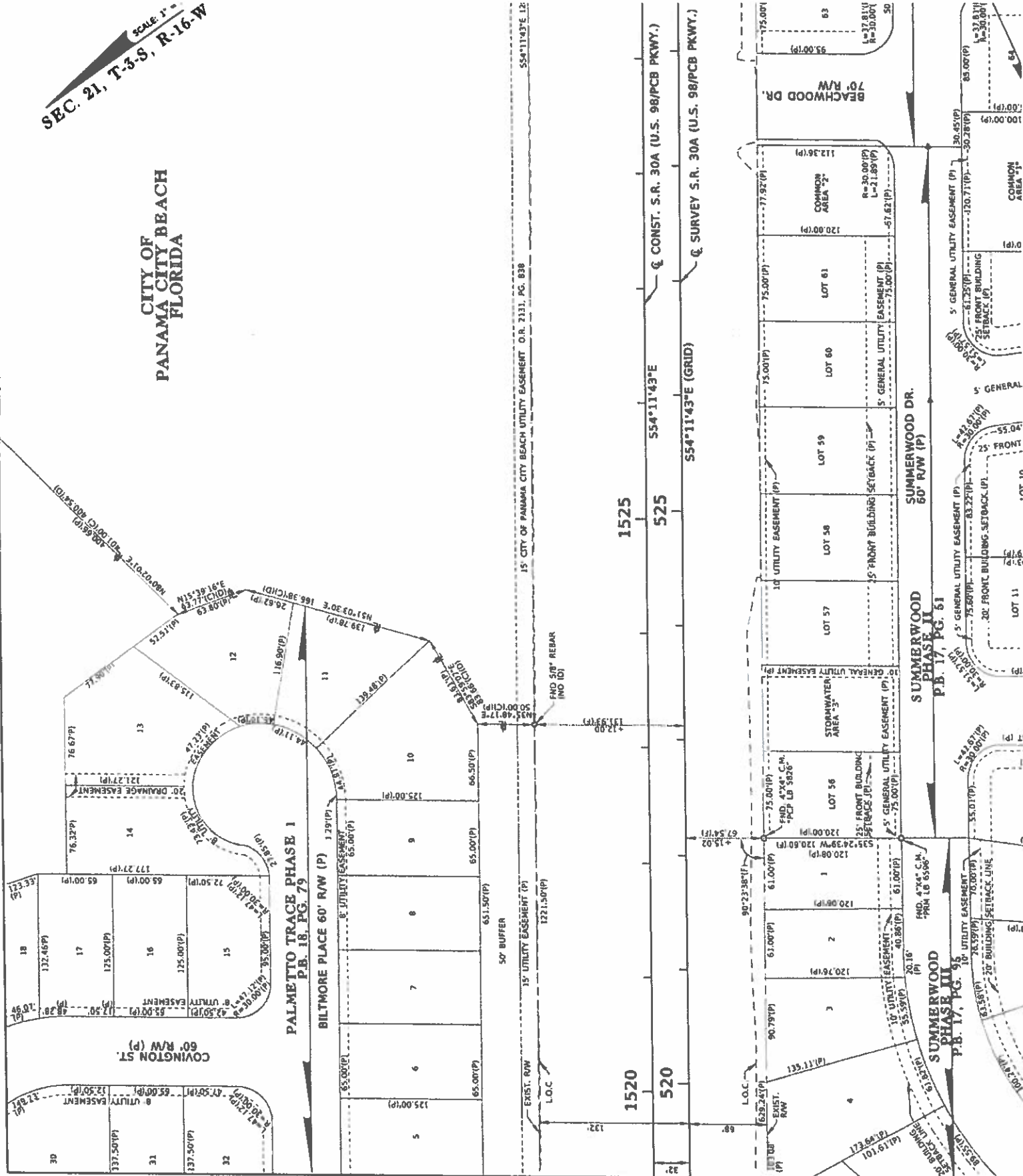
LOT 1





SCALE 1" = 40'  
 SEC. 21, T-3-S, R-16-W

CITY OF PANAMA CITY BEACH  
 FLORIDA



554°11'43"E 12'

15' CITY OF PANAMA CITY BEACH UTILITY EASEMENT O.R. 2131, PG. 838

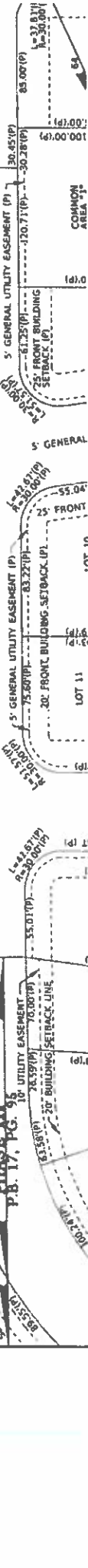
1520 520 525 1525  
 554°11'43"E (GRID)  
 554°11'43"E  
 554°11'43"E (U.S. 98/PCB PKWY.)  
 554°11'43"E (U.S. 98/PCB PKWY.)

SUMMERWOOD DR.  
 60' R/W (P)

SUMMERWOOD PHASE III  
 P.B. 17, PG. 61

SUMMERWOOD PHASE II  
 P.B. 18, PG. 79

SUMMERWOOD PHASE I  
 P.B. 19, PG. 97





CITY OF  
PANAMA CITY BEACH  
FLORIDA

NAUTILUS NORTH  
P.B. 26 P.C. 86

LOT 2  
523.71(FP)

TRACT A  
30' INGRESS/EGRESS EASEMENT  
PER O.R.B. 3992, PG. 1836

243.00(FP)

197.00(FP)

197.00(FP)

115.44(FP)

243.00(FP)

243.00(FP)

243.00(FP)

243.00(FP)

LOT 7

LOT 6

LOT 5

SETBACK LINE (TYPICAL)  
15' CITY OF PANAMA CITY BEACH UTILITY EASEMENT (O.R.B. 2131, PG. 838)  
233.00(FP)

SETBACK LINE (TYPICAL)  
15' UTILITY EASEMENT (O.R.B. 2131, PG. 838)  
197.00(FP)

60.00(FP)

197.00(FP)

EXIST. R/W

L.O.C.

132'

1550

1555

550

555

± CONST. S.R. 30A (U.S. 98/PCB PKWY.)

± SURVEY S.R. 30A (U.S. 98/PCB PKWY.)

554°11'43"E

554°11'43"E (GRID)

66'

L.O.C.

EXIST. R/W

NS4°11'43"W 1360.90'(C)

1215.00'(D)

1215.91'(D)

554°11'43"E 1328.55'(C)

6/2/85

6/2/85

6

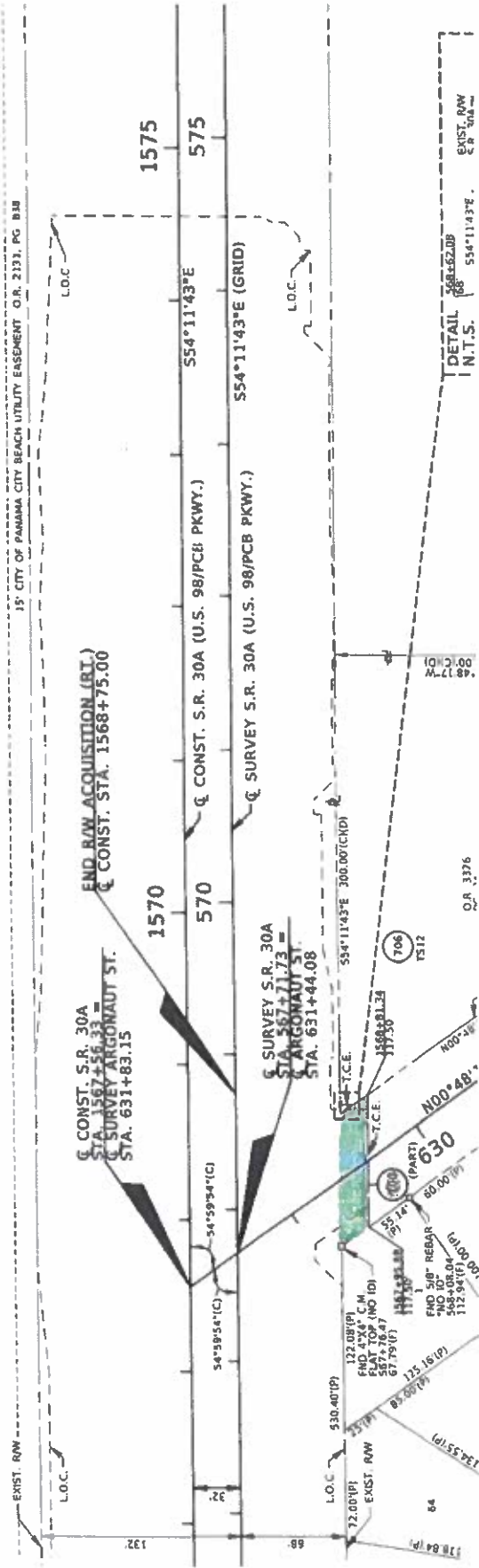
8

CITY OF  
PANAMA CITY BEACH  
FLORIDA

T-3-S, R-16-W



15' CITY OF PANAMA CITY BEACH UTILITY EASEMENT O.R. 2193, PG. B38





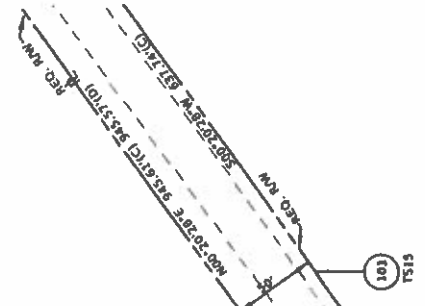
END 5  
- LB 64  
530.74

O.R. 2010  
PG. 241

CITY OF  
PANAMA CITY BEACH  
FLORIDA

SEC. 21, T-3-S R-16-W  
SCALE: 1" = 50'

OWNER:  
BAY COUNTY



S54°11'43\"/>

POND 2

END 4 7/8\"/>

ESL  
100

S46°39'03\"/>

N28°06'43\"/>

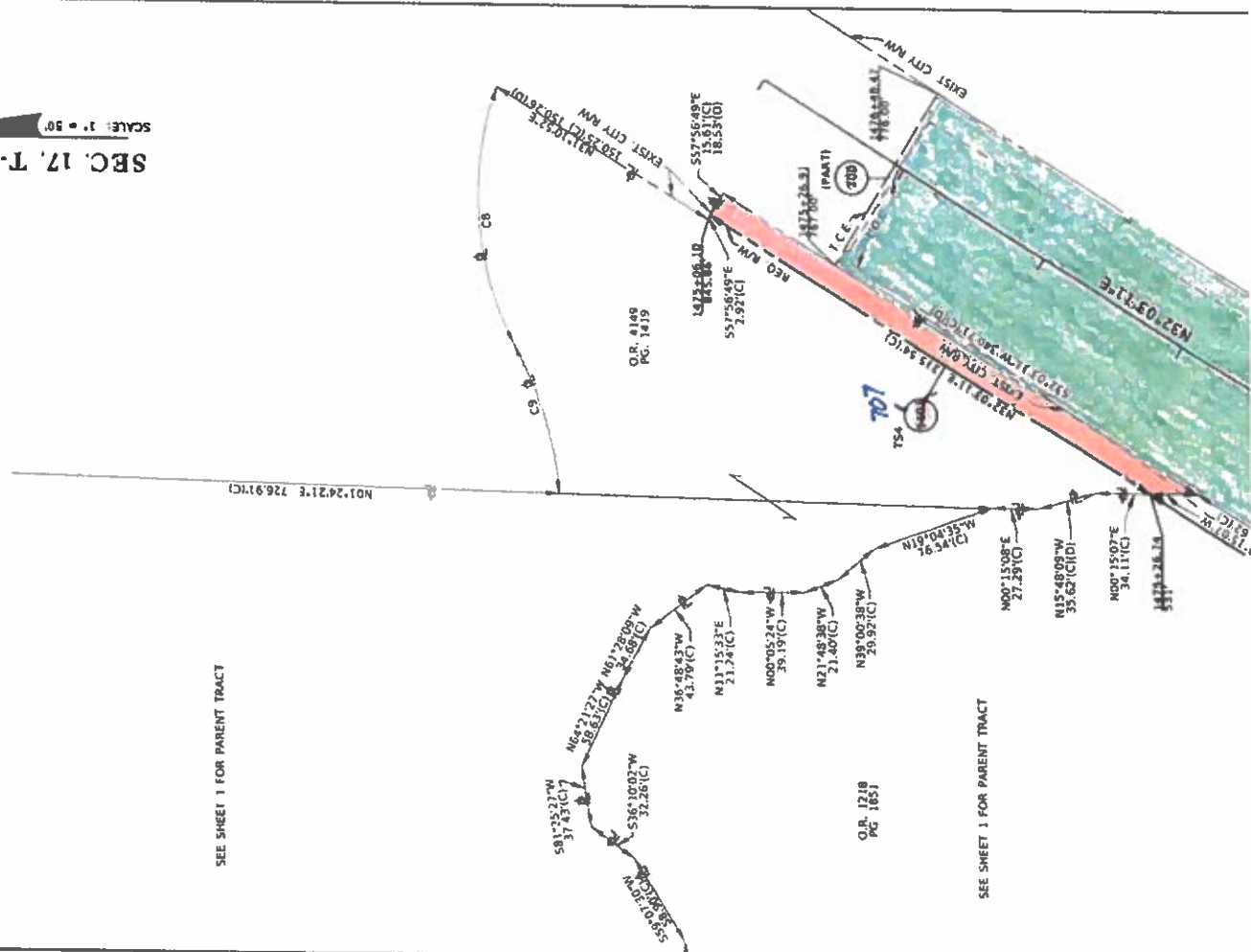
REG. NO. 50055023W 18131(C)

LOC. 201

LOC.

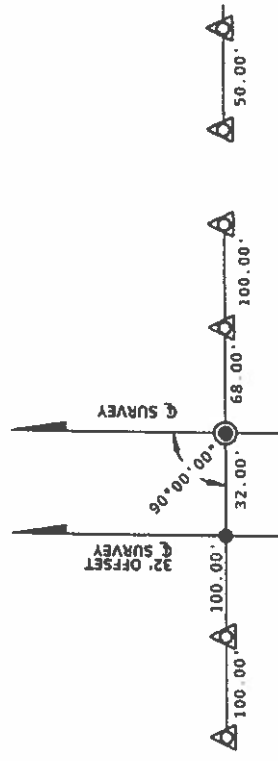
SEC. 17, T-3-S, R-16-W  
SCALE: 1" = 50'

CURVE DATA					
CURVE	T.B. BACK	DELTA	RADIUS	LENGTH	T.B. AHEAD
C8	N70°11'39"W	46°54'48" (I.T.)	195.00'	159.66'(C), 153.09'(D)	S82°53'35"W
C9	S62°18'39"W	22°23'22" (RT.)	245.00'	95.74'(C)(D)	S84°42'01"W

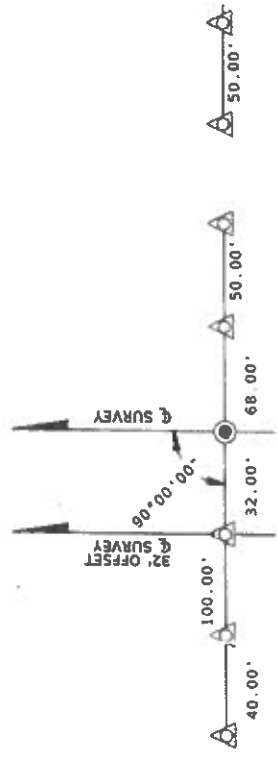


SEE SHEET 1 FOR PARENT TRACT

SEE SHEET 1 FOR PARENT TRACT



B.O.S. STA. 446+00.00



STA. 495+00.00

