

ORDINANCE NO. 26-18

AN ORDINANCE OF MANATEE COUNTY, FLORIDA, RELATING TO CURIOSITY CREEK COMMUNITY DEVELOPMENT DISTRICT; PROVIDING LEGISLATIVE FINDINGS; SPECIFYING AUTHORITY; SPECIFYING INTENT AND PURPOSE; CONTRACTING THE BOUNDARIES OF THE DISTRICT PURSUANT TO SUBSECTION 190.046(1), FLORIDA STATUTES, BY REMOVING APPROXIMATELY 25.23 ACRES OF LAND; AMENDING SECTION 2-8-80 OF THE MANATEE COUNTY CODE OF ORDINANCES DESCRIBING THE AMENDED BOUNDARIES OF THE DISTRICT AS CONTRACTED; PROVIDING FOR RELIANCE UPON REPRESENTATIONS; PROVIDING FOR CODIFICATION; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Florida Legislature has enacted and amended Chapter 190, Florida Statutes, to provide an alternative method to finance and manage basic services for community development; and

WHEREAS, a community development district serves a governmental and public purpose by financing, providing, and managing certain basic infrastructure systems, facilities, and services as allowed by Florida law, specifically Chapter 190, Florida Statutes, for the use and enjoyment of the general public, and only property owners within the district are assessed through the district for these improvements within the district boundaries; and

WHEREAS, subsection 190.046(1), Florida Statutes, authorizes the Board of County Commissioners to adopt an ordinance granting a petition for an amendment contracting the boundaries of a community development district's previously established boundaries by ordinance; and

WHEREAS, Curiosity Creek Community Development District (the "District") has been created by law and established pursuant to Manatee County Ordinance No. 22-23, adopted on June 2, 2022, effective as filed with the Secretary of State of Florida on June 7, 2022; and

WHEREAS, Ordinance No. 22-23 described the boundaries of the District, which included approximately 696.75 acres of land; and

WHEREAS, based on the information provided by the District's board of supervisors (the "Petitioner"), the District is active and in good legal standing, and the Board of County Commissioners of Manatee County, Florida (the "Board"), has relied thereon in adopting this Ordinance; and

WHEREAS, the Petitioner has filed a petition with the Board to adopt an ordinance contracting the boundaries of the District pursuant to subsection 190.046(1),

Florida Statutes; and

WHEREAS, the petition proposes the contraction of 25.23 acres from the District; and

WHEREAS, pursuant to sections 190.046(1)(g) and 125.66, Florida Statutes, the filing of the petition for the boundary contraction by the Petitioner constitutes consent of the landowners within the District, other than those landowners whose land is proposed to be removed from the District; and

WHEREAS, Hawk Curiosity Creek, LLC, a Delaware corporation, is the owner of approximately 25.23 acres of land proposed to be removed from the District and has consented in writing to the removal of said lands from the District; and

WHEREAS, the Board has conducted a public hearing on the petition in accordance with the requirements and procedures of sections 190.046(1)(b) and 125.66, Florida Statutes, as amended; and

WHEREAS, the Board has considered the record of the public hearing and the factors set forth in subsection 190.005(1)(e), Florida Statutes, as amended, in making its determination to grant or deny the petition for ordinance amendment contracting the boundaries of the District; and

WHEREAS, the Board has relied upon the representations made in the petition and other documents attached thereto as exhibits in adopting this Ordinance; and

WHEREAS, the District established under Ordinance No. 22-23, as amended by this ordinance, as an independent special district and a local unit of special purpose government and shall continue to be governed by Chapter 190, Florida Statutes, and all other applicable federal, state, and local laws within the amended boundaries described and depicted in **Exhibit "A,"** attached hereto and incorporated herein; and

WHEREAS, amendment of the boundaries of the District will protect, promote, and enhance the public health, safety, and welfare of the County and its inhabitants, including the inhabitants of the District.

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF MANATEE COUNTY, FLORIDA:

Section 1. Legislative findings. The Board of County Commissioners of Manatee County, Florida, hereby adopts the "WHEREAS" clauses stated above as legislative findings in support of this Ordinance.

Section 2. Authority. This Ordinance is adopted pursuant to sections 190.046(1)(b) and 125.66, Florida Statutes, as amended, and other applicable

provisions of law governing county ordinances.

Section 3. Intent and purpose. It is the intent and purpose of this Ordinance to amend the boundaries of the District pursuant to Chapter 190, Florida Statutes, as amended, with all the rights and obligations appertaining thereto, including all obligations accruing pursuant to applicable federal, state, and local laws.

Section 4. Expanding of boundaries. The boundaries of the District are hereby contracted pursuant to subsection 190.046(1), Florida Statutes, by removing approximately 25.23 acres of land from the geographic boundaries and control of the District and contracting the boundaries of the District to a total of approximately 671.51 acres of land, are described and depicted in **Exhibit "A."**

Section 5. Amending Section 2-8-80 of the Manatee County Code of Ordinances. Section 2-8-80 of the Manatee County Code of Ordinances is hereby amended to read as follows:

Sec. 2-8-80. Curiosity Creek Community Development District.

...

(b) *Boundaries.* The boundaries of the District are described in the metes and bounds description attached to Ord. No. 26-18 as Exhibit "A."

...

Section 6. Reliance upon representations. The contraction of the boundaries of the District is specifically based upon the representations made in the Petition to Contract the Boundaries of Curiosity Creek Community Development District via Ordinance 26-18, requesting amendment to internal and external boundaries via a contraction request dated January 15, 2026, signed by Michael S. Lawson, Chairperson of the District, which was filed with Manatee County, Florida, and is attached hereto as **Composite Exhibit "B."**

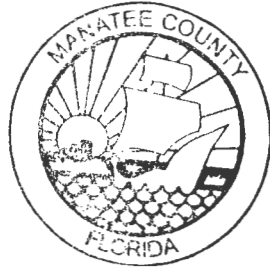
Section 7. Codification. The publisher of the County's Code, the CivicPlus, is directed to incorporate the amendments in Section 5 of this Ordinance into the Code.

Section 8. Severability. If any section, sentence, clause, or other provision of this Ordinance shall be held to be invalid or unconstitutional by a court of competent jurisdiction, such section, sentence, clause, or other provision shall be deemed severable, and such invalidity or unconstitutionality shall not be construed as to render invalid or unconstitutional the remaining sections, sentences, clauses, or provisions of this Ordinance.

Section 9. Effective date. This Ordinance shall take effect immediately upon the

filing of a certified copy of this Ordinance with the Secretary of State pursuant to Section 125.66, Florida Statutes.

PASSED AND ADOPTED, with a quorum present and voting, by the Board of County Commissioners of Manatee County, Florida, this 4th day of June in 2026.



**BOARD OF COUNTY
COMMISSIONERS
OF MANATEE COUNTY, FLORIDA**

By: 
Chairperson

ATTEST: ANGELINA COLONNESO
CLERK OF THE CIRCUIT COURT AND COMPTROLLER

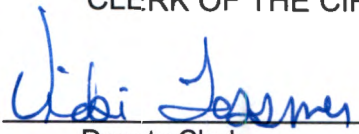
By: 
Deputy Clerk

EXHIBIT A

SKETCH & DESCRIPTION - NOT A BOUNDARY SURVEY

LEGAL DESCRIPTION:

PARCEL A:

BEGINNING AT THE SE CORNER OF SECTION 4, TOWNSHIP 33 SOUTH, RANGE 18 EAST, THENCE RUN N 89°48'16" W, A DISTANCE OF 4958.90 FEET TO THE CENTERLINE OF CURIOSITY CREEK; THENCE SOUTHEASTERLY ALONG THE CENTERLINE OF CURIOSITY CREEK THE FOLLOWING FIVE COURSES: S 49°50'21" E, A DISTANCE OF 71.86 FEET; THENCE S 49°13'13" E, A DISTANCE OF 1167.57 FEET; THENCE S 40°55'08" E, A DISTANCE OF 926.00 FEET; THENCE S 46°20'49" E, A DISTANCE OF 149.42 FEET; THENCE S 64°06'22" E, A DISTANCE OF 150.84 FEET TO THE END OF SAID CENTERLINE; THENCE S 79°43'49" E, A DISTANCE OF 195.51 FEET; THENCE S 04°47'25" E, A DISTANCE OF 367.58 FEET; THENCE S 51°21'48" E, A DISTANCE OF 274.08 FEET; THENCE S 88°36'33" E, A DISTANCE OF 348.89 FEET; THENCE S 52°08'49" E, A DISTANCE OF 44.53 FEET; THENCE S 03°08'27" E, A DISTANCE OF 267.37 FEET; THENCE WESTERLY ALONG THE NORTHERLY MAINTAINED RIGHT OF WAY LINE OF BUCKEYE ROAD THE FOLLOWING SIX COURSES: THENCE N 89°27'56" W, A DISTANCE OF 660.63 FEET; THENCE N 81°43'05" W, A DISTANCE OF 110.40 FEET; THENCE S 89°56'13" W, A DISTANCE OF 319.39 FEET; THENCE S 07°20'10" W, A DISTANCE OF 12.76 FEET; THENCE N 89°37'04" W, A DISTANCE OF 828.87 FEET; THENCE N 87°40'59" W, A DISTANCE OF 120.21 FEET TO THE END OF SAID MAINTAINED RIGHT OF WAY LINE; THENCE N 04°06'59" E, A DISTANCE OF 1326.29 FEET; THENCE N 89°45'58" W, A DISTANCE OF 1473.87 FEET; THENCE N 01°44'53" E ALONG THE WEST LINE OF SECTION 9, TOWNSHIP 33 SOUTH, RANGE 18 EAST, A DISTANCE OF 1196.80 FEET; THENCE N 44°00'01" W, A DISTANCE OF 209.36 FEET; THENCE N 89°32'14" W ALONG THE SOUTH LINE OF SECTION 5, TOWNSHIP 33 SOUTH, RANGE 18 EAST, A DISTANCE OF 1177.86 FEET; THENCE N 01°38'46" E, A DISTANCE OF 1381.30 FEET; THENCE N 29°18'33" E, A DISTANCE OF 500.79 FEET; THENCE N 40°44'46" E, A DISTANCE OF 765.16 FEET; THENCE N 89°07'25" E, A DISTANCE OF 583.70 FEET; THENCE S 00°00'24" E, A DISTANCE OF 118.37 FEET; THENCE N 88°57'33" E, A DISTANCE OF 648.52 FEET; THENCE N 15°24'36" E, A DISTANCE OF 129.71 FEET; THENCE N 73°04'56" E, A DISTANCE OF 182.16 FEET; THENCE S 88°39'17" E, A DISTANCE OF 373.42 FEET; THENCE N 82°12'18" E, A DISTANCE OF 199.88 FEET; THENCE S 87°07'22" E, A DISTANCE OF 270.03 FEET; THENCE N 56°32'19" E, A DISTANCE OF 453.07 FEET; THENCE N 88°09'45" E, A DISTANCE OF 378.71 FEET; THENCE N 46°59'36" E, A DISTANCE OF 1467.16 FEET; THENCE N 65°20'23" E, A DISTANCE OF 1819.82 FEET; THENCE N 19°18'42" E, A DISTANCE OF 360.14 FEET; THENCE N 14°50'09" W, A DISTANCE OF 109.35 FEET; THENCE N 90°00'00" E, A DISTANCE OF 500.25 FEET; THENCE S 00°39'39" W ALONG THE EAST LINE OF SAID SECTION 4, A DISTANCE OF 5046.57 FEET TO THE **POINT OF BEGINNING**.

LYING AND BEING IN SECTIONS 4, 5, 8 AND 9, TOWNSHIP 33 SOUTH, RANGE 18 EAST, MANATEE COUNTY, FLORIDA.

LESS & EXCEPT:

BEGINNING AT THE SE CORNER OF SECTION 4, TOWNSHIP 33 SOUTH, RANGE 18 EAST; THENCE RUN N 89°48'16" W, A DISTANCE OF 4958.90 FEET TO THE **POINT OF BEGINNING** AND TO THE CENTERLINE OF CURIOSITY CREEK; THENCE SOUTHEASTERLY ALONG THE CENTERLINE OF CURIOSITY CREEK THE FOLLOWING FIVE COURSES: S 49°50'21" E, A DISTANCE OF 71.86 FEET; THENCE S 49°13'13" E, A DISTANCE OF 1167.57 FEET; THENCE S 40°55'08" E, A DISTANCE OF 926.00 FEET; THENCE S 46°20'49" E, A DISTANCE OF 149.42 FEET; THENCE S 64°06'22" E, A DISTANCE OF 150.84 FEET TO THE END OF SAID CENTERLINE; THENCE S 79°43'49" E, A DISTANCE OF 195.51 FEET; THENCE S 04°47'25" E, A DISTANCE OF 367.58 FEET; THENCE S 51°21'48" E, A DISTANCE OF 274.08 FEET; THENCE S 88°36'33" E, A DISTANCE OF 348.89 FEET; THENCE S 52°08'49" E, A DISTANCE OF 44.53 FEET; THENCE S 03°08'27" E, A DISTANCE OF 267.37 FEET TO THE NORTHERLY MAINTAINED RIGHT OF WAY LINE OF BUCKEYE ROAD; THENCE WESTERLY ALONG SAID RIGHT OF WAY THE FOLLOWING SIX COURSES: THENCE N 89°27'56" W, A DISTANCE OF 660.63 FEET; THENCE N 81°43'05" W, A DISTANCE OF 110.40 FEET; THENCE S 89°56'13" W, A DISTANCE OF 319.39 FEET; THENCE S 07°20'10" W, A DISTANCE OF 12.76 FEET; THENCE N 89°37'04" W, A DISTANCE OF 828.87 FEET; THENCE N 87°40'59" W, A DISTANCE OF 120.21 FEET TO THE END OF SAID MAINTAINED RIGHT OF WAY LINE; THENCE N 04°06'59" E, A DISTANCE OF 1326.29 FEET; THENCE N 89°45'58" W, A DISTANCE OF 1473.87 FEET; THENCE N 01°44'53" E ALONG THE WEST LINE OF SECTION 9, TOWNSHIP 33 SOUTH, RANGE 18 EAST, A DISTANCE OF 1196.80 FEET; THENCE N 44°00'01" W, A DISTANCE OF 209.36 FEET TO A POINT ON THE SOUTH BOUNDARY OF THE SOUTHEAST 1/4 OF SECTION 5, TOWNSHIP 33 SOUTH, RANGE 18 EAST; THENCE S 89°30'34" E ALONG SAID SOUTH BOUNDARY, A DISTANCE OF 149.86 FEET TO THE SOUTHWEST CORNER OF SAID SECTION 4; THENCE S 89°47'59" E, ALONG THE SOUTH BOUNDARY OF THE SOUTHWEST 1/4 OF SAID SECTION 4, A DISTANCE OF 775.82 FEET TO THE **POINT OF BEGINNING**.

KEY:

- SHEET 1 OF 7 - LEGAL DESCRIPTION OF PARCEL "A"
- SHEET 2 OF 7 - LEGAL DESCRIPTIONS OF PARCELS "C, D, & E"
- SHEET 3 OF 7 - LEGAL DESCRIPTIONS OF PARCELS "F" & "G" (CDD CONTRACTION PARCELS)
- SHEET 4 OF 7 - OVERALL SKETCH OF BOUNDARY
- SHEET 5 OF 7 - LINE AND CURVE TABLES FOR SHEET 4
- SHEET 6 OF 7 - SKETCH OF PARCEL "E"
- SHEET 7 OF 7 - SKETCH OF PARCEL "F"
- SHEET 8 OF 7 - SKETCH OF PARCEL "G"

CONTINUED ON SHEET 2

LEGEND:

- CDD = COMMUNITY DEVELOPMENT DISTRICT
- LB = LICENSED BUSINESS
- ORB = OFFICIAL RECORD BOOK
- PG = PAGE
- PB = PLAT BOOK
- POB = POINT OF BEGINNING
- POC = POINT OF COMMENCEMENT
- PSM = PROFESSIONAL SURVEYOR AND MAPPER

BASIS OF BEARINGS

BEARINGS SHOWN HEREON ARE GRID BASED ON THE FLORIDA WEST TRANSVERSE MERCATOR STATE PLANE COORDINATE SYSTEM NAD83 DATUM (2007 ADJUSTMENT). THE EAST BOUNDARY OF SECTION 04, TOWNSHIP 33 SOUTH, RANGE 18 EAST, HAVING A GRID BEARING OF S 00°38'58" W.

Aaron J Murphy
Professional Surveyor and Mapper
 License No. 6768
 State of Florida
 Commission on Professional Regulation

AARON J. MURPHY, PSM DATE
 FLORIDA PROFESSIONAL SURVEYOR AND MAPPER NO. 6768
 FOR HAMILTON ENGINEERING AND SURVEYING, LLC
 CERTIFICATE OF AUTHORIZATION NO. LB 8405

**INFORMATION NOT COMPLETE
 WITHOUT ALL SHEETS**

NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OR THE UNIQUE SIGNATURE AND THE DIGITAL SEAL OF A FLORIDA PROFESSIONAL SURVEYOR & MAPPER


HAMILTON
 ENGINEERING & SURVEYING, LLC
WWW.HAMILTONENGINEERING.US
 3409 W LEMON ST TAMPA, FL 33609 TEL. 813.250.3535
 GRANDE AVE, SUITE 100 ORLANDO FL 32805 TEL. 407.362.9920
 18340 CONSUMER CIR SARASOTA, FL 33907 TEL. 941.377.9178

CURIOSITY CREEK CDD				
2025 BOUNDARY AMENDMENT/CONTRACTION				
SEC TWP RNG	JOB NUMBER	DRAWN BY	DATE	SHEET
4, 5, & 9/33S/18E	25HAM0343	RMM	10/27/2025	1 OF 8

\\hesd417\JZ\ARK104070 Hestek Curiosity Creek\001 Curiosity Creek\SURV\Sketch & Description\CDD\2025 Boundary Amendment\1 DWG\5\Curiosity Creek CDD Bnd 2025 S&D Main.dwg (1 LD-COVER)
 ksdark Nov 04, 2025 - 9:31am

SKETCH & DESCRIPTION - NOT A BOUNDARY SURVEY

LEGAL DESCRIPTION (CONTINUED):

PARCEL B:

BEGINNING AT THE NE CORNER OF SECTION 4, TOWNSHIP 33 SOUTH, RANGE 18 EAST; THENCE RUN S 00°39'39" W ALONG THE EAST LINE OF SAID SECTION 4, A DISTANCE OF 300.00 FEET; THENCE S 90°00'00" W, A DISTANCE OF 500.25 FEET; THENCE N 14°50'09" W, A DISTANCE OF 91.09 FEET; THENCE N 43°22'44" W, A DISTANCE OF 241.87 FEET; THENCE N 00°00'00" E, A DISTANCE OF 35.32 FEET; THENCE N 89°56'00" E ALONG THE NORTH LINE OF SAID SECTION 4, A DISTANCE OF 693.16 FEET TO THE **POINT OF BEGINNING**.

LYING AND BEING IN SECTION 4, TOWNSHIP 33 SOUTH, RANGE 18 EAST, MANATEE COUNTY, FLORIDA.

PARCEL C:

COMMENCING AT THE NE CORNER OF SECTION 9, TOWNSHIP 33 SOUTH, RANGE 18 EAST; THENCE RUN N 89°48'16" W ALONG THE NORTH LINE OF SAID SECTION 9, A DISTANCE OF 18.08 FEET TO THE **POINT OF BEGINNING**; THENCE S05°42'08" W, A DISTANCE OF 2700.53 FEET; THENCE N 89°30'48" W ALONG THE NORTHERLY MAINTAINED RIGHT OF WAY LINE OF BUCKEYE ROAD, A DISTANCE OF 1870.13 FEET; THENCE N 03°04'34" W, A DISTANCE OF 594.73 FEET; THENCE N 03°05'52" W, A DISTANCE OF 366.96 FEET; THENCE S 89°38'54" W, A DISTANCE OF 787.83 FEET; THENCE N 79°43'49" W, A DISTANCE OF 195.51 FEET; THENCE NORTHERLY ALONG THE CENTERLINE OF CURIOSITY CREEK THE FOLLOWING FIVE COURSES: THENCE N 84°06'22" W, A DISTANCE OF 150.84 FEET; THENCE N 46°20'49" W, A DISTANCE OF 149.42 FEET; THENCE N 40°55'08" W, A DISTANCE OF 928.00 FEET; THENCE N 49°13'13" W, A DISTANCE OF 1187.57 FEET; THENCE N 49°50'21" W, A DISTANCE OF 71.86 FEET TO THE END OF SAID CENTERLINE; THENCE S 89°48'16" E, A DISTANCE OF 4940.82 FEET TO THE **POINT OF BEGINNING**.

LESS AND EXCEPT COMMERCIAL PARCEL:

COMMENCING AT THE NE CORNER OF SECTION 9, TOWNSHIP 33 SOUTH, RANGE 18 EAST; THENCE RUN N 89°48'16" W ALONG THE NORTH LINE OF SAID SECTION 9, A DISTANCE OF 18.08 FEET; THENCE S 05°42'08" W A DISTANCE OF 2700.53 FEET; THENCE N 89°30'48" W ALONG THE NORTHERLY MAINTAINED RIGHT OF WAY LINE OF BUCKEYE ROAD A DISTANCE OF 571.51 FEET TO THE **POINT OF BEGINNING**; THENCE CONTINUING ALONG SAID NORTHERLY MAINTAINED RIGHT OF WAY LINE N 89°30'48" W A DISTANCE OF 1298.62 FEET; THENCE N 03°04'34" W A DISTANCE OF 594.73 FEET; THENCE N 03°05'52" W A DISTANCE OF 7.28 FEET; THENCE N 90°00'00" E A DISTANCE OF 484.33 FEET; THENCE N 00°00'00" E A DISTANCE OF 90.05 FEET; THENCE S 89°30'48" E A DISTANCE OF 821.57 FEET TO A POINT ON THE ARC OF A CURVE TO THE RIGHT WHOSE RADIUS POINT LIES S 79°18'19" W A DISTANCE OF 1440.00 FEET; THENCE SOUTHERLY ALONG THE ARC OF SAID CURVE TO THE RIGHT A DISTANCE OF 288.79 FEET THROUGH A CENTRAL ANGLE OF 10°41'41" TO A POINT OF TANGENCY; THENCE S 00°00'00" W A DISTANCE OF 428.01 FEET TO THE **POINT OF BEGINNING**.

LYING AND BEING IN SECTION 9, TOWNSHIP 33 SOUTH, RANGE 18 EAST, MANATEE COUNTY, FLORIDA.

PARCEL D:

COMMENCING AT THE EAST 1/4 CORNER OF SECTION 9, TOWNSHIP 33 SOUTH, RANGE 18 EAST; THENCE RUN N 89°30'40" W, A DISTANCE OF 114.39 FEET; THENCE N 05°42'06" E, A DISTANCE OF 27.90 FEET TO THE **POINT OF BEGINNING**; THENCE N 05°42'06" E ALONG THE WESTERLY DEEDED RIGHT OF WAY LINE OF GRASS FARM ROAD AS DESCRIBED IN OFFICIAL RECORDS BOOK 172, PAGE 345, A DISTANCE OF 2700.82 FEET TO THE NE CORNER OF SECTION 9, TOWNSHIP 33 SOUTH, RANGE 18 EAST; THENCE N 89°48'16" W ALONG THE NORTH LINE OF SAID SECTION 9, A DISTANCE OF 18.08 FEET; THENCE S 05°42'08" W, A DISTANCE OF 2700.53 FEET; THENCE S 89°30'48" E ALONG THE NORTHERLY MAINTAINED RIGHT OF WAY LINE OF BUCKEYE ROAD AS NOTED IN ROAD PLAT BOOK 5, PAGES 1 THROUGH 82, A DISTANCE OF 18.07 FEET TO THE **POINT OF BEGINNING**.

LYING AND BEING IN SECTION 9, TOWNSHIP 33 SOUTH, RANGE 18 EAST, MANATEE COUNTY, FLORIDA.

LESS & EXCEPT (CDD CONTRACTION PARCEL):

PARCEL E:


A PARCEL OF LAND IN SECTION 9, TOWNSHIP 33 SOUTH, RANGE 18 EAST, MANATEE COUNTY, FLORIDA BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE WEST 1/4 CORNER OF SECTION 10, TOWNSHIP 33 SOUTH, RANGE 18 EAST, MANATEE COUNTY FLORIDA THENCE NORTH 89°32'11" WEST, A DISTANCE OF 107.04 FEET; THENCE NORTH 00°27'49" EAST, A DISTANCE OF 80.07 FEET TO THE **POINT OF BEGINNING**; THENCE NORTH 89°27'48" WEST, A DISTANCE OF 419.98 FEET; THENCE NORTH 36°25'09" WEST, A DISTANCE OF 25.03 FEET; THENCE NORTH 00°00'01" WEST, A DISTANCE OF 325.22 FEET; THENCE NORTH 89°59'59" EAST, A DISTANCE OF 10.87 FEET; THENCE NORTH 00°00'01" WEST, A DISTANCE OF 30.00 FEET; THENCE SOUTH 89°59'59" WEST, A DISTANCE OF 10.87 FEET; THENCE NORTH 00°00'01" WEST, A DISTANCE OF 29.37 FEET; THENCE SOUTH 32°10'34" EAST, A DISTANCE OF 152.66 FEET; THENCE NORTH 89°59'59" EAST, A DISTANCE OF 381.80 FEET; THENCE SOUTH 05°43'24" WEST, A DISTANCE OF 280.95 FEET TO THE **POINT OF BEGINNING**.

CONTAINING 129,358.42 SQUARE FEET OR 2.97 ACRES, MORE OR LESS.

CONTINUED ON SHEET 3

INFORMATION NOT COMPLETE
WITHOUT ALL SHEETS

 <p>HAMILTON ENGINEERING & SURVEYING, LLC WWW.HAMILTONENGINEERING.US</p>	<p>CURIOSITY CREEK CDD</p> <p>2025 BOUNDARY AMENDMENT/CONTRACTION</p>	
	<p>3408 W LEMON ST TAMPA, FL 33609 TEL: 813.250.3535</p>	<p>1717 SOUTH RIO GRANDE AVE. SUITE 100 ORLANDO, FL 32805 TEL: 407.302.5629</p>
<p>SEC TWP RNG 4, 5, & 9/33S/18E</p>		<p>JOB NUMBER 25HAM0343</p>
<p>DRAWN BY RMM</p>		<p>DATE 10/27/2025</p>
<p>SHEET 2 OF 8</p>		<p>DATE 10/27/2025</p>

\\hes417\jz\h\04070 Hesk_Curiosity_Creek\10001_Curiosity_Creek\SURV\Sketch & Description\CDD\2025 Boundary Amendment\1 DWG\Curiosity_Creek_CDD_Bnd_2025_S&D_Main.dwg (2 LD CONT)
kadeck Nov 04, 2025 - 9:31 am

SKETCH & DESCRIPTION - NOT A BOUNDARY SURVEY

LEGAL DESCRIPTION (CONTINUED).
LESS & EXCEPT (CDD CONTRACTION PARCEL).
PARCEL F.

A PARCEL OF LAND BEING PART OF SECTION 9 AND SECTION 4, TOWNSHIP 33 SOUTH, RANGE 18 EAST OF MANATEE COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS.

COMMENCE AT THE NORTHEAST CORNER OF SECTION 9-33-18; THENCE NORTH 89°48'17" WEST ALONG THE NORTH BOUNDARY OF SAID SECTION 9-33-18, A DISTANCE OF 1,863.90 FEET TO THE **POINT OF BEGINNING**, SAID POINT BEING THE BEGINNING OF A CURVE CONCAVE NORTHERLY, HAVING A RADIUS OF 968.00 FEET AND A CHORD WHICH BEARS SOUTH 68°13'44" WEST, A DISTANCE OF 48.14 FEET, THENCE ALONG THE ARC OF SAID CURVE TO THE RIGHT, A DISTANCE OF 48.14 FEET TO A POINT OF REVERSE CURVATURE OF A CURVE HAVING A RADIUS OF 100.00 FEET AND A CHORD WHICH BEARS SOUTH 63°32'07" WEST, AND A DISTANCE OF 21.32 FEET, THENCE ALONG THE ARC OF SAID CURVE TO THE LEFT, A DISTANCE OF 21.36 FEET, THENCE SOUTH 57°25'01" WEST, A DISTANCE OF 23.48 FEET TO A POINT OF CURVATURE OF A CURVE CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 100.00 FEET AND A CHORD WHICH BEARS SOUTH 66°59'29" WEST, A DISTANCE 33.27 FEET, THENCE ALONG THE ARC OF SAID CURVE TO THE RIGHT, A DISTANCE OF 33.42 FEET, THENCE SOUTH 76°33'56" WEST, A DISTANCE OF 40.76 FEET TO A POINT OF CURVATURE OF A CURVE CONCAVE NORTHERLY, HAVING A RADIUS OF 979.00 FEET AND A CHORD WHICH BEARS SOUTH 83°10'14" WEST, A DISTANCE 225.21 FEET, THENCE ALONG THE ARC OF SAID CURVE TO THE RIGHT, A DISTANCE OF 225.71 FEET TO A POINT OF COMPOUND CURVATURE, HAVING A RADIUS OF 35.00 FEET AND A CHORD WHICH BEARS NORTH 45°08'47" WEST A DISTANCE OF 49.57 FEET, THENCE ALONG THE ARC OF SAID CURVE A DISTANCE OF 55.07 FEET; THENCE NORTH 00°04'05" WEST, A DISTANCE OF 158.78 FEET TO A POINT OF CURVATURE OF A CURVE CONCAVE WESTERLY, HAVING A RADIUS OF 125.00 FEET AND A CHORD WHICH BEARS NORTH 13°21'02" WEST, A DISTANCE 57.44 FEET, THENCE ALONG THE ARC OF SAID CURVE TO THE LEFT, A DISTANCE OF 57.96 FEET, THENCE NORTH 26°37'59" WEST, A DISTANCE OF 28.81 FEET TO A POINT OF CURVATURE OF A CURVE CONCAVE EASTERLY, HAVING A RADIUS OF 75.00 FEET AND A CHORD WHICH BEARS NORTH 13°21'02" WEST, A DISTANCE 34.48 FEET; THENCE ALONG THE ARC OF SAID CURVE TO THE RIGHT, A DISTANCE OF 34.77 FEET, THENCE NORTH 00°04'05" WEST, A DISTANCE OF 20.00 FEET, THENCE NORTH 89°55'55" EAST, A DISTANCE OF 293.92 FEET; THENCE NORTH 55°28'49" EAST, A DISTANCE OF 193.04 FEET, THENCE NORTH 75°50'42" EAST, A DISTANCE OF 40.00 FEET TO A POINT OF CURVATURE OF A NON TANGENT CURVE CONCAVE EASTERLY, HAVING A RADIUS OF 1,225.00 FEET AND A CHORD WHICH BEARS SOUTH 20°06'30" EAST AND A DISTANCE OF 254.11 FEET; THENCE ALONG SAID CURVE TO THE LEFT A DISTANCE OF 254.57 FEET TO A POINT OF REVERSE CURVATURE OF A CURVE HAVING A RADIUS OF 50.00 FEET AND A CHORD WHICH BEARS SOUTH 18°13'09" WEST, AND A DISTANCE OF 69.82 FEET; THENCE ALONG THE ARC OF SAID CURVE TO THE RIGHT A DISTANCE OF 77.28 FEET, THENCE SOUTH 62°30'00" WEST, A DISTANCE OF 50.30 FEET TO A POINT OF CURVATURE OF A CURVE CONCAVE NORTHWESTERLY HAVING A RADIUS OF 968.00 FEET AND A CHORD WHICH BEARS SOUTH 64°39'08" WEST, A DISTANCE 72.70 FEET THENCE ALONG THE ARC OF SAID CURVE TO THE RIGHT, A DISTANCE OF 72.72 FEET TO THE **POINT OF BEGINNING**.

CONTAINING 167,177.36 SQUARE FEET OR 3.84 ACRES, MORE OR LESS.

LESS & EXCEPT (CDD CONTRACTION PARCEL).
PARCEL G.


A PARCEL OF LAND IN SECTION 9, TOWNSHIP 33 SOUTH, RANGE 18 EAST, MANATEE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS.

COMMENCE AT THE NORTHEAST CORNER OF SECTION 9, TOWNSHIP 33 SOUTH, RANGE 18 EAST, MANATEE COUNTY, FLORIDA; THENCE SOUTH 03°18'46" WEST, A DISTANCE OF 600.92, THENCE NORTH 90°00'00" WEST, A DISTANCE OF 25.40 FEET TO THE **POINT OF BEGINNING**, THENCE SOUTH 05°43'24" WEST, A DISTANCE OF 1,104.66 FEET, THENCE SOUTH 89°59'59" WEST, A DISTANCE OF 525.24 FEET; THENCE SOUTH 77°40'46" WEST, A DISTANCE OF 84.89 FEET, THENCE NORTH 12°19'14" WEST, A DISTANCE OF 10.00 FEET, THENCE NORTH 77°40'46" EAST, A DISTANCE OF 41.00 FEET, THENCE NORTH 12°19'14" WEST, A DISTANCE OF 102.00 FEET, THENCE SOUTH 77°40'46" WEST, A DISTANCE OF 41.00 FEET, THENCE NORTH 12°19'14" WEST, A DISTANCE OF 313.94 FEET; THENCE NORTH 77°42'47" EAST, A DISTANCE OF 1.02 FEET, THENCE NORTH 12°17'13" WEST, A DISTANCE OF 84.00 FEET, THENCE SOUTH 77°42'47" WEST, A DISTANCE OF 3.65 FEET, TO A POINT OF CURVATURE OF A NON TANGENT CURVE CONCAVE WESTERLY, HAVING A RADIUS OF 1,600.00 FEET AND A CHORD WHICH BEARS NORTH 21°32'13" WEST AND A DISTANCE OF 332.45 FEET, THENCE ALONG SAID CURVE TO THE LEFT A DISTANCE OF 333.05 FEET, THENCE NORTH 27°30'00" WEST, A DISTANCE OF 29.23 FEET; THENCE NORTH 62°30'00" EAST, A DISTANCE OF 614.96 FEET; THENCE NORTH 89°55'55" EAST, A DISTANCE OF 419.74 FEET TO THE **POINT OF BEGINNING**.

CONTAINING 802,558.07 SQUARE FEET OR 18.42 ACRES, MORE OR LESS.

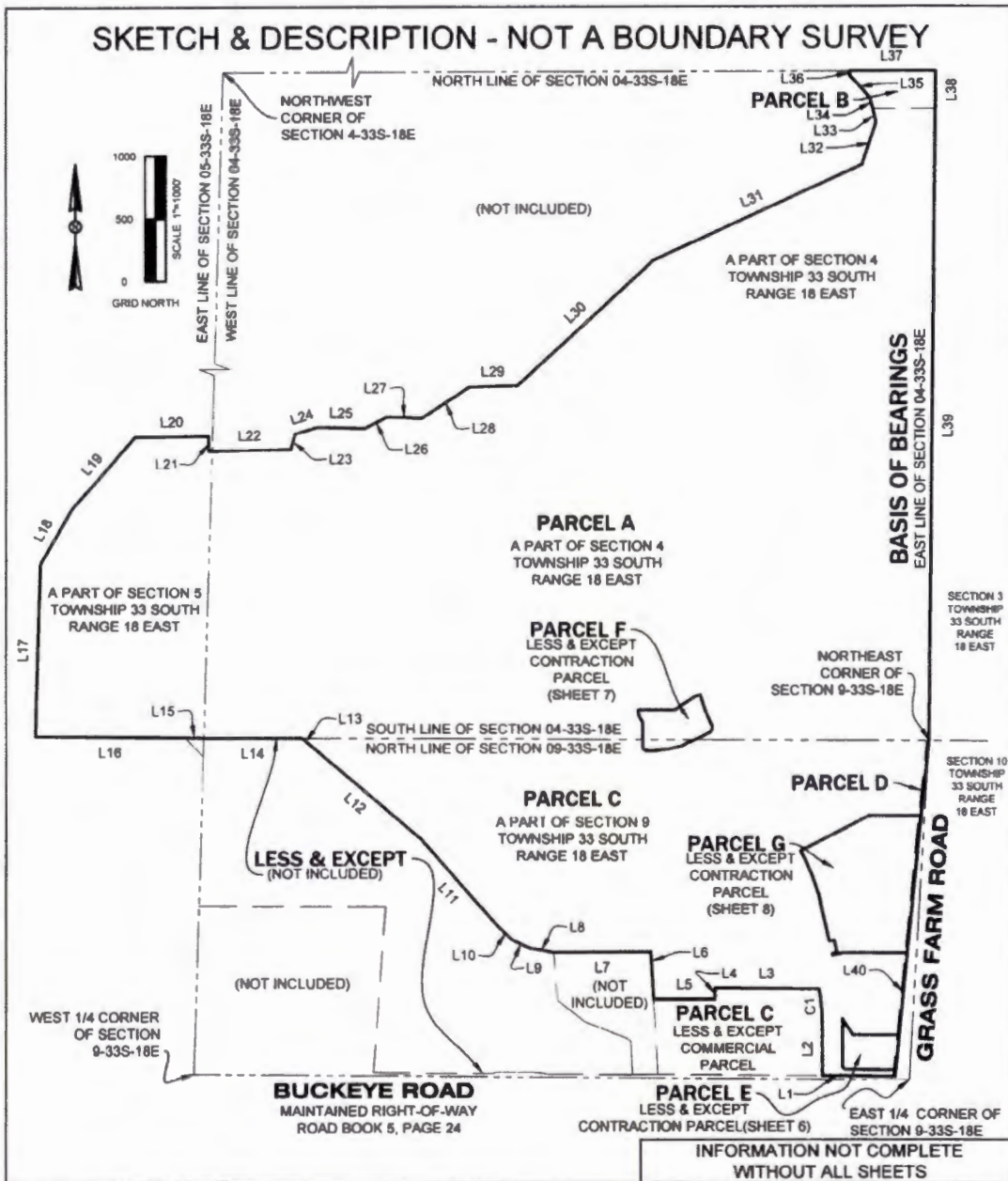
ALTOGETHER CONTAINING 671.51 ACRES, MORE OR LESS.

INFORMATION NOT COMPLETE
WITHOUT ALL SHEETS

 <p>HAMILTON ENGINEERING & SURVEYING, LLC WWW.HAMILTONENGINEERING.US</p>	<p>CURIOSITY CREEK CDD 2025 BOUNDARY AMENDMENT/CONTRACTION</p>								
<p>1717 SOUTH RIO GRANDE AVE. SUITE 100 ORLANDO FL 32805 TEL 407.362.5929</p>	<p>18340 CONSUMER CIR SARASOTA FL 32807 TEL 941.377.9178</p>								
<p>3406 W LEMON ST TAMPA FL 33609 TEL 813.250.3535</p>	<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 25%;">SEC TWP RNG 4, 5, & 9/33S/18E</td> <td style="width: 25%;">JOB NUMBER 25HAM0343</td> <td style="width: 25%;">DRAWN BY RMM</td> <td style="width: 25%;">DATE 10/27/2025</td> </tr> <tr> <td colspan="3"></td> <td style="text-align: right;">SHEET 3 OF 8</td> </tr> </table>	SEC TWP RNG 4, 5, & 9/33S/18E	JOB NUMBER 25HAM0343	DRAWN BY RMM	DATE 10/27/2025				SHEET 3 OF 8
SEC TWP RNG 4, 5, & 9/33S/18E	JOB NUMBER 25HAM0343	DRAWN BY RMM	DATE 10/27/2025						
			SHEET 3 OF 8						

\\hsa417\2\4\104070 Hask Curiosity Creek\0001 Curiosity Creek\SURV\Sketch & Description\CDD\2025 Boundary Amendment\1 DWGS\Curiosity Creek CDD Bnd 2025 S&D Main.dwg 3 LD CONT; kaddre: Nov 04 2025 - 9:31 am

SKETCH & DESCRIPTION - NOT A BOUNDARY SURVEY



HAMILTON
ENGINEERING & SURVEYING, LLC
WWW.HAMILTONENGINEERING.US
3409 W LEMON ST TAMPA, FL 33609
1717 SOUTH RIO ORLANDO FL 32805
18340 CONSUMER CIR SARASOTA, FL 32807
TEL. 813.250.3535 TEL. 407.352.5629 TEL. 941.377.9178

CURIOSITY CREEK CDD 2025 BOUNDARY AMENDMENT/CONTRACTION

SEC TWP RNG	JOB NUMBER	DRAWN BY	DATE	SHEET
4, 5, & 9/33S/18E	25HAM0343	RMM	10/27/2025	4 OF 8

\\s417\248\104070\Hask\Curiosity Creek\0001 Curiosity Creek\SURV\Sketch & Description\CDD\2025 Boundary Amendment\1 DWGS\Curiosity Creek CDD Bnd 2025 S&D Main.dwg (4 OA SHEET)
kadenk Nov 04 2025 - 9:31am


**SKETCH & DESCRIPTION - NOT A BOUNDARY SURVEY
LINE & CURVE TABLES FOR SHEET 4**

LINE TABLE		
LINE #	LENGTH	DIRECTION
L1	589.58'	N 89° 30' 49" W
L2	428.01'	N 00° 00' 00" E
L3	821.57'	N 89° 30' 48" W
L4	90.05'	S 00° 00' 00" E
L5	484.33'	N 90° 00' 00" W
L6	386.98'	N 03° 04' 39" W
L7	767.97'	S 89° 38' 36" W
L8	194.21'	N 79° 40' 21" W
L9	150.84'	N 64° 06' 22" W
L10	149.42'	N 46° 20' 49" W
L11	926.00'	N 40° 55' 08" W
L12	1167.57'	N 49° 13' 13" W
L13	71.86'	N 49° 50' 21" W
L14	775.82'	N 89° 47' 59" W
L15	149.86'	N 89° 30' 34" W
L16	1178.09'	N 89° 31' 47" W
L17	1381.42'	N 01° 40' 12" E
L18	500.27'	N 29° 15' 57" E
L19	765.21'	N 40° 48' 08" E
L20	583.85'	N 89° 06' 58" E

LINE TABLE		
LINE #	LENGTH	DIRECTION
L21	118.25'	S 00° 03' 36" W
L22	648.54'	N 88° 57' 35" E
L23	129.62'	N 15° 25' 25" E
L24	182.13'	N 73° 05' 48" E
L25	373.38'	S 88° 42' 07" E
L26	199.88'	N 62° 19' 07" E
L27	270.03'	S 87° 09' 53" E
L28	452.91'	N 56° 33' 02" E
L29	378.72'	N 88° 08' 14" E
L30	1467.40'	N 47° 00' 21" E
L31	1819.49'	N 65° 20' 01" E
L32	380.14'	N 19° 16' 58" E
L33	109.41'	N 14° 48' 33" W
L34	91.14'	N 14° 49' 10" W
L35	241.94'	N 43° 23' 58" W
L36	35.37'	N 00° 06' 19" E
L37	693.25'	N 89° 56' 43" E
L38	300.18'	S 00° 38' 58" W
L39	5046.48'	S 00° 38' 58" W
L40	2700.67'	S 05° 43' 24" W

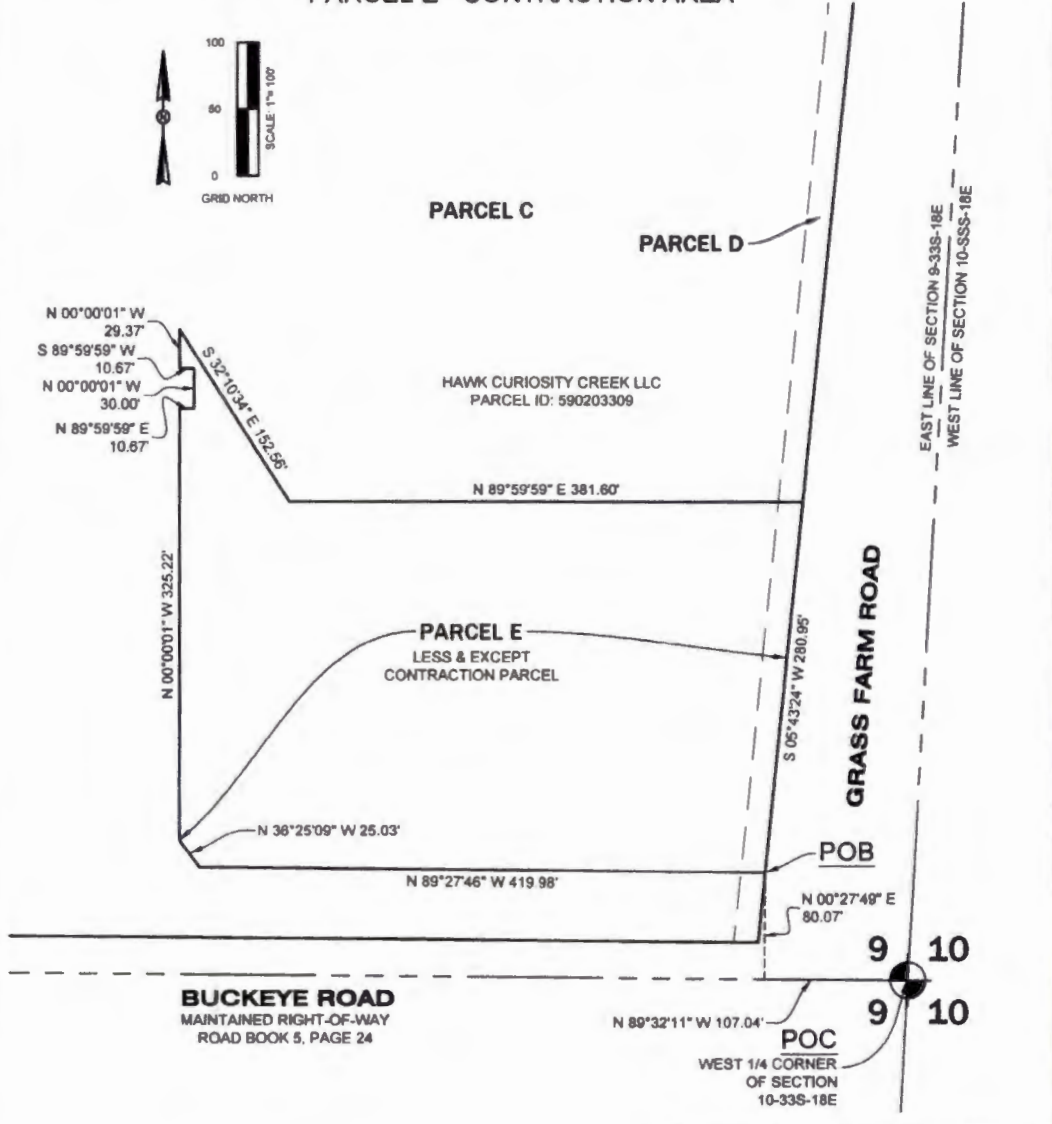
CURVE TABLE					
CURVE #	RADIUS	CHORD BEARING	CHORD LENGTH	ARC LENGTH	DELTA
C1	1440.00'	N 5° 25' 08" W	268.58'	268.97'	10° 42' 07"

INFORMATION NOT COMPLETE
WITHOUT ALL SHEETS

 <p>HAMILTON ENGINEERING & SURVEYING, LLC WWW.HAMILTONENGINEERING.US</p>	LB #8405 CA #8474 1717 SOUTH IRC 8340 CONSUMER CIR SARASOTA, FL 32807 TEL 941.377.9178		<p align="center">CURIOSITY CREEK CDD 2025 BOUNDARY AMENDMENT/CONTRACTION</p>	
	3408 W LEMON ST TAMPA, FL 33609 TEL 813.250.3535	GRANDE AVE SUITE 100 ORLANDO, FL 32805 TEL 407.382.5929	SEC TWP RNG 4,5,&9/33S/18E	JOB NUMBER 25HAM0343
			DATE 10/27/2025	SHEET 5 OF 8

W:\esri\17\24\104070 Hawk Curiosity Creek\0001 Curiosity Creek\SURV\Sketch & Description\CDD\2025 Boundary Amendment\1 DWG\SCuriosity Creek CDD Bnd 2025 S&D Main.dwg (5 OA TABLES)
kadenk Nov 04, 2025 - 9:31am

SKETCH & DESCRIPTION - NOT A BOUNDARY SURVEY
PARCEL E - CONTRACTION AREA



INFORMATION NOT COMPLETE
WITHOUT ALL SHEETS

LB 86405 CA 86474

HAMILTON
ENGINEERING & SURVEYING, LLC
www.HamiltonEngineering.US

3409 W LEMON ST TAMPA, FL 33609 TEL: 813.250.3535	2400 N FORSYTH RD ORLANDO, FL 32807 TEL: 407.352.8829	8340 CONSUMER CIR SARASOTA, FL 32807 TEL: 941.377.9178
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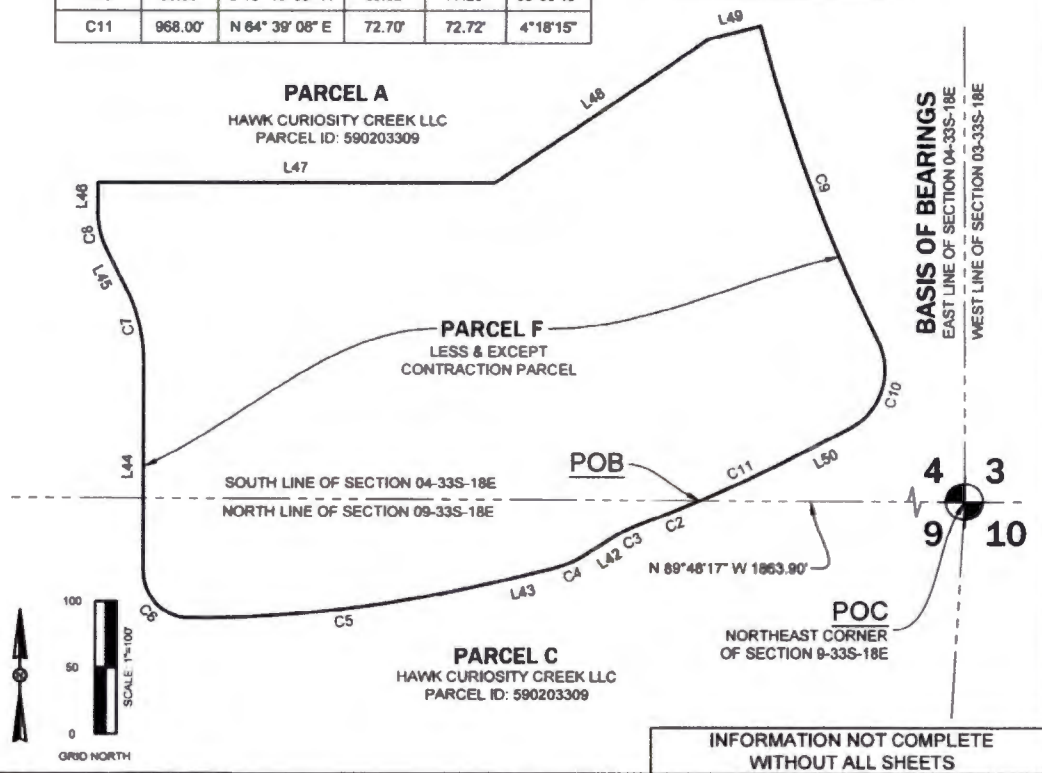
CURIOSITY CREEK CDD			
2025 BOUNDARY AMENDMENT/CONTRACTION			
SEC TYP RING 9/33S/18E	JOB NUMBER 25HAM0343	DRAWN BY CV/RM	DATE 10/27/2025
			SHEET 6 OF 8

\\hes417\j2\4\104070 Hawk Curiosity Creek\10001 Curiosity Creek\SURV\Sketch & Description\CDD\2025 Boundary Amendment\1 DWGS\CONTRACTION PARCEL E SKETCH.dwg (S - PARCEL E) kadensk Nov 04, 2025

SKETCH & DESCRIPTION - NOT A BOUNDARY SURVEY PARCEL F - CONTRACTION AREA

CURVE TABLE					
CURVE #	RADIUS	CHORD BEARING	CHORD LENGTH	ARC LENGTH	DELTA
C2	968.00'	S 66° 13' 44" W	48.14'	48.14'	2°50'58"
C3	100.00'	S 63° 32' 07" W	21.32'	21.36'	12°14'12"
C4	100.00'	S 66° 59' 29" W	33.27'	33.42'	19°08'55"
C5	979.00'	S 63° 10' 14" W	225.21'	225.71'	13°12'35"
C8	35.00'	N 45° 08' 47" W	49.57'	55.07'	90°09'24"
C7	125.00'	N 13° 21' 02" W	57.44'	57.96'	26°33'54"
C8	75.00'	N 13° 21' 02" W	34.46'	34.77'	26°33'54"
C9	1225.00'	S 20° 08' 30" E	254.11'	254.57'	11°54'24"
C10	50.00'	S 16° 13' 09" W	69.82'	77.26'	88°33'43"
C11	968.00'	N 64° 39' 08" E	72.70'	72.72'	4°18'15"

LINE TABLE		
LINE #	LENGTH	DIRECTION
L42	23.46'	S 57° 25' 01" W
L43	40.76'	S 76° 33' 56" W
L44	158.78'	N 00° 04' 05" W
L45	26.81'	N 26° 37' 59" W
L46	20.00'	N 00° 04' 05" W
L47	293.92'	N 89° 55' 55" E
L48	193.04'	N 55° 26' 49" E
L49	40.00'	N 75° 50' 42" E
L50	50.30'	S 62° 30' 00" W



BASIS OF BEARINGS
 EAST LINE OF SECTION 04-33S-18E
 WEST LINE OF SECTION 09-33S-18E

INFORMATION NOT COMPLETE
WITHOUT ALL SHEETS

HAMILTON
 ENGINEERING & SURVEYING, LLC
WWW.HAMILTONENGINEERING.US

3409 W LEMON ST TAMPA, FL 33809 TEL: 813.250.3535	1717 SOUTH RIO ORLANDO, FL 32805 TEL: 407.362.6629	8340 CONSUMER CIR SARASOTA, FL 32807 TEL: 941.377.9178
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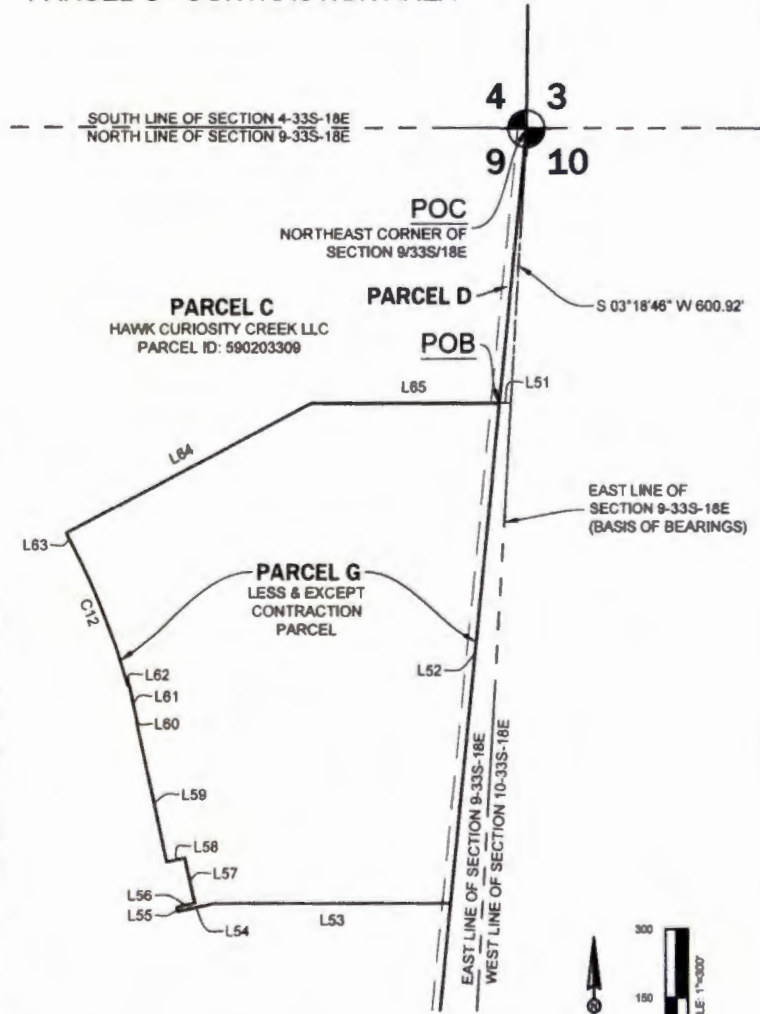
CURIOSITY CREEK CDD

2025 BOUNDARY AMENDMENT/CONTRACTION

SEC TWP RING	JOB NUMBER	DRAWN BY	DATE	SHEET
04 & 09/33S/18E	25HAM0343	RMM	10/27/2025	7 OF 8

\\nas417\JZ\4\04070 Hawk Curiosity Creek\0001 Curiosity Creek\SURV\Sketch & Description\CDD\2025 Boundary Amendment\1 DWG\S\Contraction Parcel F Sketch.dwg (7 - PARCEL F) kadenk Nov 04, 2025 - 9:31am

SKETCH & DESCRIPTION - NOT A BOUNDARY SURVEY PARCEL G - CONTRACTION AREA




LINE TABLE		
LINE #	LENGTH	DIRECTION
L51	25.40'	S 90° 00' 00" E
L52	1104.86'	S 05° 43' 24" W
L53	525.24'	S 89° 59' 59" W
L54	84.89'	S 77° 40' 46" W
L55	10.00'	N 12° 19' 14" W
L56	41.00'	N 77° 40' 46" E
L57	102.00'	N 12° 19' 14" W
L58	41.00'	S 77° 40' 46" W
L59	313.94'	N 12° 19' 14" W
L60	1.02'	N 77° 42' 47" E
L61	84.00'	N 12° 17' 13" W
L62	3.65'	S 77° 42' 47" W
L63	29.23'	N 27° 30' 00" W
L64	614.96'	N 62° 30' 00" E
L65	419.74'	N 89° 55' 55" E

CURVE TABLE					
CURVE #	RADIUS	CHORD BEARING	CHORD LENGTH	ARC LENGTH	DELTA
C12	1600.00'	N 21° 32' 13" W	332.45'	333.05'	11° 55' 35"

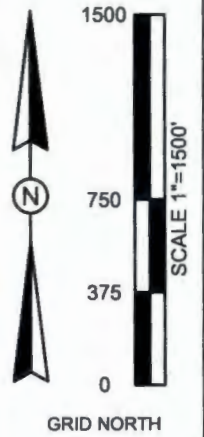
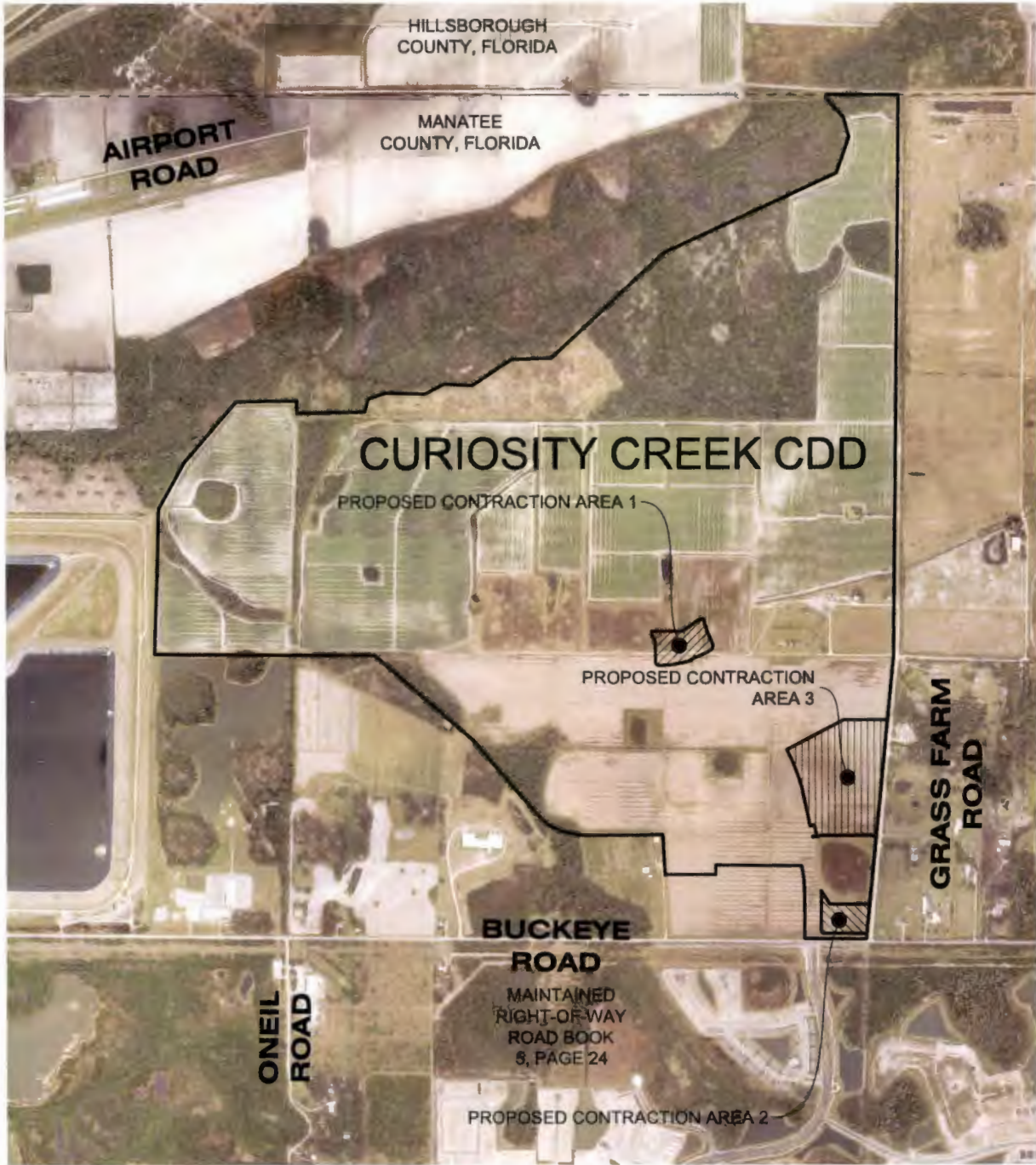


INFORMATION NOT COMPLETE
WITHOUT ALL SHEETS

 <p>HAMILTON ENGINEERING & SURVEYING, LLC <small>www.HamiltonEngineering.com</small></p> <p>3409 W LEMON ST TAMPA, FL 33609 TEL: 813.250.3535</p> <p>2400 N FORSYTH RD ORLANDO, FL 32807 TEL: 407.362.5929</p> <p>8340 CONSUMER CIR SARASOTA, FL 32807 TEL: 941.377.9178</p>	<p>CURIOSITY CREEK CDD</p> <p>2025 BOUNDARY AMENDMENT/CONTRACTION</p>		SEC TWP RING	JOB NUMBER	DRAWN BY	DATE	SHEET
			9/33S/18E	25HAM0343	RM/CV	10/27/2025	8 OF 8

\\hes417\jz\4194070 Hawk Curiosity Creek\0001 Curiosity Creek\SURV\Sketch & Description\CDD\2025 Boundary Amendment\1 DWG\SP\Parcel G S&D\Contraction Parcel G Sketch SH 8.dwg (SHEET 8) kadent
Nov 04, 2025 - 9:31am

Composite Exhibit B



LB #8405 CA #8474

HAMILTON
ENGINEERING & SURVEYING, LLC

WWW.HAMILTONENGINEERING.US

3409 W LEMON ST
TAMPA, FL 33609
TEL: 813.250.3535

1717 SOUTH RIO
GRANDE AVE, SUITE 100
ORLANDO, FL 32805
TEL: 407.362.5929

8340 CONSUMER CIR
SARASOTA, FL 32807
TEL: 941.377.9178

CURIOSITY CREEK
SITE AERIAL

SEC TWP RNG:
4,5,9/33/18

JOB NUMBER:
25HAM0343

DRAWN BY:
ACS

DATE:
08/06/2025

SHEET:
1 OF 1



FLORIDA DEPARTMENT *of* STATE

RON DESANTIS
Governor

CORD BYRD
Secretary of State

June 4, 2026

Angelina Coloneso
Clerk of the Circuit Court
Manatee County
1115 Manatee Ave W
Bradenton, FL 34205

Dear Angelina Coloneso:

Pursuant to the provisions of Section 125.66, Florida Statutes, this will acknowledge receipt of your electronic copy of Manatee County Ordinance No. 26-18, which was filed in this office on June 4, 2026.

Sincerely,

Alexandra Leijon
Administrative Code and Register Director

AL/dp

From: [Municode Ords Admin](#)
To: [Vicki Tessmer](#)
Subject: Re: Manatee County Ordinances
Date: Monday, June 15, 2026 7:29:05 AM
Attachments: [image002.png](#)
[image003.png](#)

[NOTICE: This message originated outside of Manatee County Clerk's Office -- DO NOT CLICK on links or open attachments unless you are sure the content is safe.]

We have received your corrected file

Thank you and have a nice day,

Ords Administrator

Municodeords@civicplus.com

1-800-262-2633

P.O. Box 2235

Tallahassee, FL 32316

When available, please send all documents in WORD format to Municodeords@civicplus.com. However, if WORD format is not available, we welcome any document format including PDF.

svj (she/her/hers)

Production Support Specialist Supplement Department • CivicPlus

[civicplus.com](#)

Powering and Empowering Local Governments

From: Vicki Tessmer <vicki.tessmer@ManateeClerk.com>
Sent: Wednesday, June 10, 2026 12:18 PM
To: Municode Ords Admin <MunicodeOrds@civicplus.com>
Subject: FW: Manatee County Ordinances

EXTERNAL EMAIL - Caution: This email originated outside of CivicPlus. Do not click links or open attachments unless you recognize the sender and expected the message.

I sent these previously, the exhibits to the Ordinance are only in the PDF versions.
Thank you,

Vicki Tessmer
Board Records Supervisor



For Angelina "Angel" Colonnese, Esq.
Manatee Clerk of the Circuit Court &
Comptroller
(941) 749-1800 Ext. 4081
1115 Manatee Ave W, Bradenton, FL 34205
www.ManateeClerk.com

To Protect the Public Trust through Integrity and Transparency

Under Florida law, e-mail addresses and all correspondence sent to this email address are public records and may be subject to disclosure. If you do not want your e-mail address or correspondence released in response to a public records request, do not send electronic mail to this entity. Instead, contact this office by phone or in writing.

From: Vicki Tessmer
Sent: Wednesday, June 10, 2026 11:41 AM
To: Municode Ords Admin <municodeords@civicplus.com>
Subject: Manatee County Ordinances

Hello,
Please find attached the word versions of ordinance adopted by the Manatee County Board of County Commissioners on June 4, 2026:
Ords 26-26 and 26-18.
Thank you,

Vicki Tessmer
Board Records Supervisor



For Angelina "Angel" Colonnese, Esq.
Manatee Clerk of the Circuit Court &
Comptroller
(941) 749-1800 Ext. 4081
1115 Manatee Ave W, Bradenton, FL 34205
www.ManateeClerk.com

**To Protect the Public Trust through Integrity and
Transparency**

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From: Bobbi Roy <bobbi.roy@mymanatee.org>
Sent: Wednesday, June 10, 2026 11:12 AM
To: Vicki Tessmer <vicki.tessmer@ManateeClerk.com>; Abigail Bonds <abigail.bonds@mymanatee.org>
Subject: RE: Word docs

[NOTICE: This message originated outside of Manatee County Clerk's Office -- DO NOT CLICK on links or open attachments unless you are sure the content is safe.]

I am so sorry. I totally forgot to reply to this last week.

Bobbi Roy | Supervisor, Planning and Zoning – Agenda Division
Manatee County Government
Development Services
9000 Town Center Parkway
Lakewood Ranch, FL 34202
Office: 941-748-4501 ext. 6878
Mobile: 941-392-1086
Website: mymanatee.org

We are officially open to welcome customers at our new office location! Stop by and see us at 9000 Town Center Parkway, Lakewood Ranch, FL 34202.

For convenience, services are also available via the Accela Online Services Portal at mymanatee.org.

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From: Vicki Tessmer <vicki.tessmer@ManateeClerk.com>
Sent: Thursday, June 4, 2026 3:41 PM
To: Abigail Bonds <Abigail.bonds@mymanatee.org>; Bobbi Roy <bobbi.roy@mymanatee.org>
Subject: Word docs

**CAUTION: This email originated from an external source.
Be suspicious of Attachments, Links and Request for Login Information and utilize the REPORT MESSAGE Button in Outlook if you feel this is a Phishing email.**

Hi,
Could I please get the word docs for the two ords, 26-18 and 26-26? The transmittal letter for item 4 is attached.

Thank you,

Vicki Tessmer
Board Records Supervisor



For Angelina "Angel" Colonnese, Esq.
Manatee Clerk of the Circuit Court &
Comptroller
(941) 749-1800 Ext. 4081
1115 Manatee Ave W, Bradenton, FL 34205
www.ManateeClerk.com

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Transparency

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