

BREVARD COUNTY COMMISSION DISTRICTS

Adopted 2021

District 1

Beginning at the intersection of the North line of Township 20 South (Brevard/Volusia County Line) and the Mean High Water Line of the Atlantic Ocean;

Thence meander southerly along said Mean High Water Line of the Atlantic Ocean to the west line of Section 2, Township 22 South, Range 37 East;

Thence southerly along said west line to the centerline of Launch Complex 39A Bypass Road;

Thence westerly along said centerline and its westerly projection to the easterly Mean High Water Line of the Banana River;

Thence meander southerly along said Mean High Water Line and around Mosquito Control Impoundment T-28-A and T-28-B as located in sections 10, 14 and 15, Township 22 South, Range 37 East;

Thence continue southerly along said easterly Mean High Water Line of the Banana River to the centerline of NASA Parkway;

Thence westerly along said centerline to the centerline of the Intracoastal Waterway of the Indian River;

Thence southerly along said centerline to the easterly projection of the north line of High Point Section 2 Subdivision as recorded in Plat Book 19 Page 9, Public Records of Brevard County, Florida;

Thence westerly along said easterly projection of the North line of Plat Book 19 page 9 to the northwest corner of said plat;

Thence southerly along the west line of said High Point Section 2 to the North Right of Way line of High Point Drive;

Thence westerly along said North Right of Way line to the northerly projection of the West Right of Way line of Westchester Drive;

Thence southeasterly along said West Right of Way line to the northwest corner of Lot 3, Block D of said High Point Section 2;

Thence southerly along the west line of said Lot 3 and it's southerly projection to the centerline of the Beeline Expressway (S.R. 528);

Thence westerly along said centerline to the east line of Range 35 East;

Thence southerly along said Range line to the North Right of Way line of North Road;

Thence northwesterly along said North Right of Way line to the northerly projection of the East line of Block 3, Cocoa North Unit No. 2 as recorded in Plat Book 21, Page 101 of the Public Records of Brevard County, Florida;

Thence southerly along the East line of said Block 3 to the North Right of Way line of London Boulevard;

Thence westerly along said North Right of Way line to the West line of said Block 3;

Thence northerly, westerly, and northerly along said West line to the intersection of the North line of Cocoa North Unit 4 as recorded in Plat Book 26, Page 44 of said Public Records;

Thence westerly along said North line, to the West line of said Plat Book 26, Page 44;

Thence southerly along said West line to the North line of Cocoa North Unit 8 as recorded in Plat Book 31, Page 65 of said Public Records;

Thence westerly along said North line to the West line of said Plat Book 31, Page 65;

Thence southerly along said West line to the North line of Tax Parcel 514 lying in Section 13, Township 24 South, Range 35 East as recorded in Official Records Book 5976, Page 2267 of said Public Records;

Thence westerly along said North line and its westerly projection to the East Right of Way line of Cox Road;

Thence southerly along said East Right of Way line to the South Right of Way line of Lake Drive;

Thence easterly along said South right of Way line to the West Right of Way line of Clearlake Road;

Thence southerly along said West Right of Way line to the North Right of Way line of Pluckebaum Road;

Thence westerly along said North Right of Way line and its westerly projection to the East Right of Way line of Interstate 95;

Thence southerly along said East Right of Way line to the centerline of Rockledge Creek;

Thence westerly along said centerline and its westerly projection to the centerline of Lake Florence;

Thence meander westerly along said centerline to the centerline of Lake Poinsett;

Thence meander westerly along said centerline to the centerline of the St. Johns River, also being the county line between Brevard and Orange Counties;

Thence meander northerly along said centerline of the St. Johns River to the intersection of the Volusia, Brevard, Orange and Seminole County lines, said point also lying on the south line of Township 21 South, Range 33 East;

Thence easterly along said south line of Township 21 South, also being the county line between Brevard and Volusia Counties to the East line of Range 33 East;

Thence northerly along said East line of Range 33 East, also being the county line between Brevard and Volusia Counties to the North line of Township 20 South, also being the Northwest corner of Brevard County;

Thence easterly along said North Township line to the point of beginning.

District 2

Beginning at the intersection of the west line of Section 2, Township 22 South, Range 37 East and the Mean High Water Line of the Atlantic Ocean;

Thence meander southerly along the Mean High Waterline of the Atlantic Ocean to the easterly projection of the centerline of Pineda Causeway (S.R. 404);

Thence westerly along said centerline to the centerline of ~~the Intracoastal Waterway of the Indian River~~ U.S. Highway No. 1;

Thence northerly along said centerline to the easterly projection of the North Right of Way line of ~~Coquina Road~~ Barnes Boulevard;

Thence westerly along said North Right of Way line to the northerly projection of the East boundary line of the plat of Plantation Point Phase One, lying in Section

22, Township 25 South, Range 36 East as recorded in Plat Book 48, Page 83 of the Public Records of Brevard County, Florida; ~~to the West Right of Way line of Florida East Coast Railway;~~

~~Thence northerly along said West Right of Way line to the South Right of Way line of Gus Hipp Boulevard;~~

~~Thence westerly along said South Right of Way line to the East Right of Way line of Murrell Road;~~

~~Thence southerly along said East Right of Way line to the South Right of Way line of Roy Wall Boulevard;~~

~~Thence westerly along said South Right of Way line to the East Right of Way line of Fiske Boulevard;~~

~~Thence southerly along said East Right of Way line to the North Right of Way line of Barnes Boulevard;~~

Thence southerly along said East plat boundary line to the South plat boundary line of said Plat Book 48, Page 83;

Thence westerly along said ~~North Right of Way~~South plat boundary line and its westerly projection to the East Right of Way line of Interstate 95;

Thence northerly along said East Right of Way line to the westerly projection of the North Right of Way line of Pluckebaum Road;

Thence easterly along said North Right of Way line to the West Right of Way line of Clearlake Road;

Thence northerly along said West Right of Way line to the South Right of Way line of Lake Drive;

Thence westerly along said South Right of Way line to the East Right of Way line of Cox Road;

Thence northerly along said East Right of Way line to the westerly projection of the North line of Tax Parcel 501 lying in Section 13, Township 24 South, Range 35 East as recorded in Official Records Book 2613, Page 27 of said Public Records;

Thence easterly along said North line and its easterly projection to the West line of Cocoa North Unit 8 as recorded in Plat Book 31, Page 65 of said Public Records;

Thence northerly along said west line to the North line of said Plat Book 31, Page 65;

Thence easterly along said North line to the West line of Cocoa North Unit 3 as recorded in Plat Book 25, Page 90 of said Public Records;

Thence northerly along said West line and its northerly projection to the North line of Cocoa North Unit 4 as recorded in Plat Book 26, Page 44 of said Public Records;

Thence easterly along said North line to the West line of Block 3, Cocoa North Unit No. 2 as recorded in Plat Book 21, Page 101 of said Public Records;

Thence southerly, easterly and southerly along said West line to the North Right of Way line of London Boulevard;

Thence easterly along said North Right of Way line to the East line of said Block 3;

Thence northerly along said East line and its northerly projection to the North Right of Way line of North Road;

Thence easterly along said North Right of Way line to the east line of Range 35 East;

Thence northerly along said East line to the centerline of the Beeline Expressway (S.R. 528);

Thence easterly along said centerline to the southerly projection of the west line of Lot 3, Block D of High Point Section 2 as recorded in Plat Book 19 Page 9 of the Public Records of Brevard County, Florida;

Thence northerly along said west line to the southerly Right of Way line of Westchester Drive;

Thence northwesterly along said southerly Right of Way line to the North Right of Way line of High Point Drive;

Thence easterly along said North Right of Way line to the west line of said High Point Section 2 (Plat Book 19 page 9);

Thence northerly along said west line to the north line of said High Point Section 2;

Thence easterly along said north line and its easterly projection to the centerline of the Intracoastal Waterway of the Indian River;

Thence northerly along said centerline to the centerline of NASA Causeway;

Thence easterly along said centerline to the southerly projection of the easterly Mean High Water Line of the Banana River;

Thence meander northerly along said Mean High Water Line of the Banana River and around Mosquito Control Impoundment T-28-A and T-28-B as located in Sections 10, 14 and 15, Township 22 South, Range 37 East;

Thence continue northerly along the easterly Mean High Water Line of the Banana River to the westerly projection of the centerline of Launch Complex 39A Bypass Road;

Thence easterly along said centerline to the west line of Section 2, Township 22 South, Range 37 East;

Thence northerly along said west line to the Mean High Water Line of the Atlantic Ocean and the point of beginning.

District 3

Begin at the intersection of the Mean High Water Line of the Atlantic Ocean and the South line of Indialantic By The Sea, Section D as recorded in Plat Book 3, Page 93 of said Public Records;

Thence southerly along said Mean High Water Line to the centerline of the Sebastian Inlet, also being the county line between Brevard and Indian River Counties;

Thence meander westerly along said centerline and along the county line between Brevard and Indian River Counties to the centerline of Babcock Street (S.R. 507);

Thence northerly along said centerline to the North line of Township 30 South;

Thence westerly along said North line to the West line of Range 37 East;

Thence northerly along said West line to the North line of Section 18, Township 29 South, Range 37 East;

Thence easterly along said North line and its easterly projection to the centerline of Emerson Drive SE;

Thence northerly along said centerline to the centerline of Jupiter Boulevard SE;

Thence easterly along said centerline to the centerline of San Filippo Drive SE;

Thence due East to the centerline of Interstate 95;

Thence northwesterly along said centerline to the centerline of Palm Bay Road Northeast;

Thence westerly along said centerline to the East Right of Way line of Minton Road;

Thence northerly along said East Right of Way line to the centerline of Henry Avenue;

Thence northerly along the centerline of Meadowlane Avenue to the centerline of New Haven Avenue (US Highway 192);

Thence easterly along said centerline to the centerline of Strawbridge Avenue;

Thence easterly along said centerline to the centerline of Melbourne Causeway (US Highway 192);

Thence easterly along said centerline to the centerline of the Intracoastal Waterway of the Indian River;

Thence southerly along said centerline of the Intracoastal Waterway, plus/minus 3,160 feet;

Thence due East to the West line of Range 38 East said point lying 1 foot offshore;

Thence northerly along said Range line to the North line of Sunset Shores Subdivision as recorded in Plat Book 16, Page 63 of said Public Records;

Thence easterly along said North line and its easterly projection to the Mean High Water Line of the Atlantic Ocean and the point of beginning;

District 4

Begin at the intersection of the county line between Brevard and Orange Counties and the centerline of Lake Poinsett, said intersection lying on the West line of Range 35 East extended northerly;

Thence meander easterly along said centerline of Lake Poinsett and along the centerline of the Rockledge Creek and Lake Florence to the East Right of Way line of Interstate 95;

Thence southerly along said East Right of way line to the ~~westerly projection of the North Right of Way line of Barnes Boulevard~~intersection with the South line of Section 21, Township 25 South, Range 36 East;

Thence easterly along the South line of said Section 21 and the easterly projection of said line through Section 22, Township 25 South, Range 36 East to the East line of the plat of Plantation Point Phase One as recorded in Plat Book 48, Page 83 of the Public Records of Brevard County, Florida; ~~said North Right of Way line to the East Right of Way line of Fiske Boulevard;~~

Thence northerly along said East line and its northerly projection to the North Right of Way Line of Barnes Boulevard;

~~Thence northerly along said East Right of Way line to the South Right of Way line of Roy Wall Boulevard;~~

~~Thence easterly along said south Right of Way line to the East Right of Way line of Murrell Road;~~

~~Thence northerly along said East Right of Way line to the South Right of Way line of Gus Hipp Boulevard;~~

~~Thence easterly along said south Right of Way line to the West Right of Way line of Florida East Coast Railway;~~

~~Thence southerly along said West Right of Way line to the North Right of Way line of Barnes Boulevard;~~

Thence easterly along said North Right of Way line ~~and its easterly projection along the North Right of Way line of Coquina Road~~ to the centerline of ~~the Intracoastal Waterway of the Indian River;~~U.S. Highway No. 1;

Thence southerly along said centerline to the centerline of Pineda Causeway (S.R. 404);

Thence easterly along said centerline to the Mean High Water Line of the Atlantic Ocean;

Thence southerly along said Mean High Water Line to the easterly projection of the North line of Irene H Canova Park (Tax Parcel 3 lying in Section 13, Township 27 South, Range 37 East as recorded in Official Records Book 3596, Page 891 of said Public Records);

Thence westerly along said North line to the East Right of Way line of State Highway A1A;

Thence southerly along said East Right of Way line to the South Right of Way line of Eau Gallie Boulevard;

Thence westerly along said South Right of Way line to the centerline of Montreal Avenue;

Thence westerly along said centerline to the centerline of US Highway 1;

Thence northerly along said centerline to the North Right of Way line of Eau Gallie Boulevard;

Thence westerly along said North Right of Way line to the West Right of Way line of Wickham Road;

Thence northerly along said West Right of Way line to the South Right of Way line of Parkway Drive;

Thence westerly along said South Right of Way line to the East Right of Way line of Turtlemound Road;

Thence southerly along said East Right of Way line to the South Right of Way line of Lake Washington Road;

Thence westerly along said South Right of Way line to the centerline of Lake Washington;

Thence northerly and westerly along the centerline of Lake Washington to the centerline of the St. Johns River;

Thence meander northwesterly along said centerline to the intersection of the West line of Range 35 East, also being the county line between Osceola and Brevard Counties;

Thence northerly along said West line of Range 35 East and the West line of Brevard County to the point of beginning.

District 5

Begin at the intersection of the Mean High Water Line of the Atlantic Ocean and the easterly projection of the North line of Irene H Canova Park (Tax Parcel 3 lying in Section 13, Township 27 South, Range 37 East as recorded in Official Records Book 3596, Page 891 of said Public Records)

Thence westerly along said North line to the East Right of Way line of State Highway A1A;

Thence southerly along said East Right of Way line to the South Right of Way line of Eau Gallie Boulevard;

Thence westerly along said South Right of Way line to the centerline of Montreal Avenue;

Thence westerly along said centerline to the centerline of US Highway 1;

Thence northerly along said centerline to the North Right of Way line of Eau Gallie Boulevard;

Thence westerly along said North Right of Way line to the West Right of Way line of Wickham Road;

Thence northerly along said West Right of Way line to the South Right of Way line of Parkway Drive;

Thence westerly along said South Right of Way line to the East Right of Way line of Turtlemound Road;

Thence southerly along said East Right of Way line to the South Right of Way line of Lake Washington Road;

Thence westerly along said South Right of Way line to the centerline of Lake Washington;

Thence northerly and westerly along the centerline of Lake Washington to the centerline of the St. Johns River;

Thence meander northwesterly along said centerline to the intersection of the West line of Range 35 East, also being the county line between Osceola and Brevard Counties;

Thence southerly along said West line of Range 35 East and the county line between Osceola and Brevard Counties to the South line of Township 30 South, also being the county line between Brevard and Indian River Counties;

Thence easterly along said South line and the county line between Brevard and Indian River Counties to the centerline of Babcock Street (S.R. 507);

Thence northerly along said centerline to the North line of Township 30 South;

Thence westerly along said North line to the West line of Range 37 East;

Thence northerly along said West line to the North line of Section 18, Township 29 South, Range 37 East;

Thence easterly along said North line and its easterly projection to the centerline of Emerson Drive SE;

Thence northerly along said centerline to the centerline of Jupiter Boulevard SE;

Thence easterly along said centerline to the centerline of San Filippo Drive SE;

Thence due East to the centerline of Interstate 95;

Thence northwesterly along said centerline to the centerline of Palm Bay Road Northeast;

Thence westerly along said centerline to the East Right or Way line of Minton Road;

Thence northerly along said East Right or Way line to the centerline of Henry Avenue;

Thence northerly along the centerline of Meadowlane Avenue to the centerline of New Haven Avenue (US Highway 192);

Thence easterly along said centerline to the centerline of Strawbridge Avenue;

Thence easterly along said centerline to the centerline of Melbourne Causeway (US Highway 192);

Thence easterly along said centerline to the centerline of the Intracoastal Waterway of the Indian River;

Thence southerly along said centerline of the Intracoastal Waterway, plus/minus 3,160 feet;

Thence due East to the West line of Range 38 East said point lying 1 foot offshore;

Thence northerly along said Range line to the North line of Sunset Shores Subdivision as recorded in Plat Book 16, Page 63 of said Public Records;

Thence easterly along said North line and its easterly projection to the Mean High Water Line of the Atlantic Ocean;

Thence northerly along said Mean High Water Line to the point of beginning.

