

Annexation Overview



Chapter 171, Florida Statutes

Chapter 171, Florida Statutes (F.S.) governs the annexation of land, and defines ‘annexation’ as “the adding of real property to the boundaries of an incorporated municipality, such addition making such real property in every way a part of the municipality”.

- Ensure sound urban development and accommodation to growth.
- Establish uniform standards throughout the state.
- Ensure the efficient provision of urban services to areas that become urban in character.
- Ensure that areas are not annexed unless municipal services can be provided to those areas.



Types Of Annexation

- Voluntary Annexation:
 - Property owner petitions an adjacent municipality to be annexed.
 - Municipality is required to review the ordinance at a public hearing (first reading) and then hold a separate public hearing (second reading) for adopting the ordinance.
- Enclave Annexation - Interlocal Agreement:
 - [Chapter 171, F.S.](#) allows for annexation of enclaves.
 - The agreement is between the County and a Municipality.
 - Area must be 110 acres or less in size.



Types Of Annexation (continued)

- Legislative Annexation:
 - The subject municipality requests that a member of the County legislative delegation sponsor a special act to enlarge its legal boundaries.

- Referendum Annexation:
 - Must not be in the boundaries of another municipality, and part or all of the area must be developed for urban purposes.
 - Must file an urban services report with the Board of County Commissioners. Report is required to contain plans for providing urban services and the method of financing improvements.
 - Referendum and consent of land owners may be required



Questions

For Specific Annexations,
Please Contact The Initiating
Municipality Directly

