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RECORDED IN OFFICIAL RECORDS
 INSTRUMENT # 2000161811 3 PGS
 2000 DEC 21 10:38 AM
 KAREN E. RUSHING
 CLERK OF CIRCUIT COURT
 SARASOTA COUNTY, FLORIDA
 HARMSTRONG Receipt#099578

Please record and return to Karen Grasset
 Growth Management Business Center
 1660 Ringling Boulevard, 5th Floor
 Sarasota, FL 34236

NOTICE OF STIPULATIONS
 AND LIMITATIONS ENCUMBERING
 REAL PROPERTY PURSUANT TO
 THE SARASOTA COUNTY ZONING CODE

The following property located in Sarasota County, Florida, owned by John P. Canfield, President of Cady's Grove, Inc. and described in Ordinance No. 2000-070 attached hereto, has been rezoned to a ILW (Industrial, Light and Warehousing) zone district pursuant to Rezone Petition No. 00-26 filed by Robert Medred, Agent, and granted by Sarasota County on October 25, 2000, and is subject to the following stipulations and limitations, violations of which shall constitute a violation of the Sarasota County Zoning Code:


(Stipulations and limitations are those described in Section 3 of Ordinance No. 2000-070, attached hereto)


 Executive Director
 Growth Management Business Center

STATE OF FLORIDA
 COUNTY OF SARASOTA

Before me, the undersigned Notary Public, personally appeared Jerry Gray, Executive Director of the Growth Management Business Center, to me known to be the individual who executed the foregoing Notice of Stipulations and Limitations Encumbering Real Property pursuant to the Sarasota County Zoning Code, and he acknowledged before me that he executed the same.

Witness my hand and official seal at Sarasota County, Florida, this 18th day of December A.D. 2000.

 Nancy J. Higgins
 Commission # CC 936530
 Expires May 15, 2004
 Bonded Thru Atlantic Bonding Co., Inc.
 Notary Public State of Florida at Large

This instrument prepared by:
 Nancy Higgins

ORDINANCE NO. 2000- 070

AN ORDINANCE OF THE COUNTY OF SARASOTA, FLORIDA, AMENDING THE OFFICIAL ZONING ATLAS, AS PART OF SARASOTA COUNTY ORDINANCE NO. 75-38, APPENDIX A TO THE SARASOTA COUNTY CODE, RELATING TO ZONING WITHIN THE UNINCORPORATED AREA OF SARASOTA COUNTY; PROVIDING FINDINGS; PROVIDING FOR AMENDMENT OF THE ZONING ATLAS; PROVIDING RESTRICTIONS, STIPULATIONS AND SAFEGUARDS; AND PROVIDING AN EFFECTIVE DATE.

BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF SARASOTA COUNTY, FLORIDA:

Section 1. Findings. The Board of County Commissioners, hereinafter referred to as the "Board," hereby makes the following findings:

A. The Board has received and considered the report of the Sarasota County Planning Commission concerning Rezoning Petition No. 00-26, requesting rezoning of the property described herein.

B. The Board has held a public hearing on the proposed rezoning of the property described herein in accordance with the requirements of Sarasota County Ordinance No. 75-38, codified in Appendix A of the Sarasota County Code (hereinafter "the Zoning Ordinance"), and has considered the information received at said public hearing.

C. The rezoning herein granted is consistent with the Sarasota County Comprehensive Plan and meets the requirements of the Zoning Ordinance and any amendments thereto.

D. Pursuant to the provisions of Article VII of Chapter 94 of the Sarasota County Code, an evaluation has been completed of the impacts that the proposed rezoning of the property described herein will have on the levels of service for parks, drainage, solid waste, roads, mass transit and water and sewer systems. With the exception of the provisions of Section 3 of this Ordinance, adequate levels of service are anticipated to be available.

Section 2. Amendment of the Zoning Ordinance. The Official Zoning Atlas, adopted under Section 2 of the Zoning Ordinance, is hereby amended by changing the zoning district classification for 5.20 acres ± from OUE-1 (Open Use, Estate, 1 unit/5 acres) to ILW (Industrial, Light and Warehousing) for the following described property located in Sarasota County, Florida:

North of Clark Road and 1150 feet ± west of Honore Avenue, more particularly described as follows:

The west 175.0 feet of Tract 10, Block(s) 4, SARASOTA-VENICE COMPANY'S SUBDIVISION of Section 11, Township 37 South, Range 18 East according to the plat thereof, recorded in Plat Book 2, Page 17, Public Records of Manatee County, Florida and Plat Book A, Page 70 of the Public Records of Sarasota County, Florida, LESS right-of-way for Clark Road, (State Road 72).

FILED
OCT 27 11 11 AM '00
CLERK OF CIRCUIT COURT
SARASOTA COUNTY, FL

CLERK OF CIRCUIT COURT
SARASOTA COUNTY, FL

OCT 27 AM 10:45

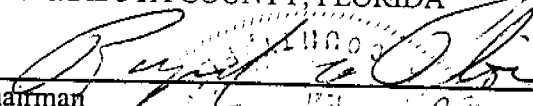
Section 3. Restrictions, Stipulations and Safeguards. As used in the stipulations hereinafter set forth, the term "Owner" shall refer to the owner or owners of the property described in Section 2 and their successors and assigns. Upon recording in the public records of Sarasota County, these stipulations shall be covenants running with the land. The use of the property described in Section 2 of this Ordinance, in addition to the applicable restrictions imposed by the Zoning Ordinance, is hereby further limited by and subject to the following restrictions, stipulations and safeguards:

1. The Owner shall be required to maintain the appearance and function of any private drainage facilities to be constructed on the site, including retention ponds and drainage ditches, at its own expense in accordance with applicable federal, state or local regulations. At the time of recording a plat or prior to final construction approval, the Owner shall be required to record in the public records a Notice to Purchaser, approved by Sarasota County, putting purchasers on notice that the maintenance of drainage facilities is a private responsibility.
2. All development on the subject parcel shall be consistent with the Clark Road Corridor Plan No. 91-02-SP, Ordinance No. 2000-16, as may be amended.
3. A cross-access agreement with the properties to the east and west shall be recorded prior to construction plan approval.
4. Exterior lighting on the site shall be directed only toward the subject site and away from adjacent properties and streets.

Section 4. Effective Date. This Ordinance shall take effect immediately upon receipt of official acknowledgment from the Office of the Secretary of State of Florida that this Ordinance has been filed with said office.

PASSED AND DULY ADOPTED BY THE BOARD OF COUNTY COMMISSIONERS OF SARASOTA COUNTY, FLORIDA, this 25th day of October, A.D., 2000.


BOARD OF COUNTY COMMISSIONERS
OF SARASOTA COUNTY, FLORIDA



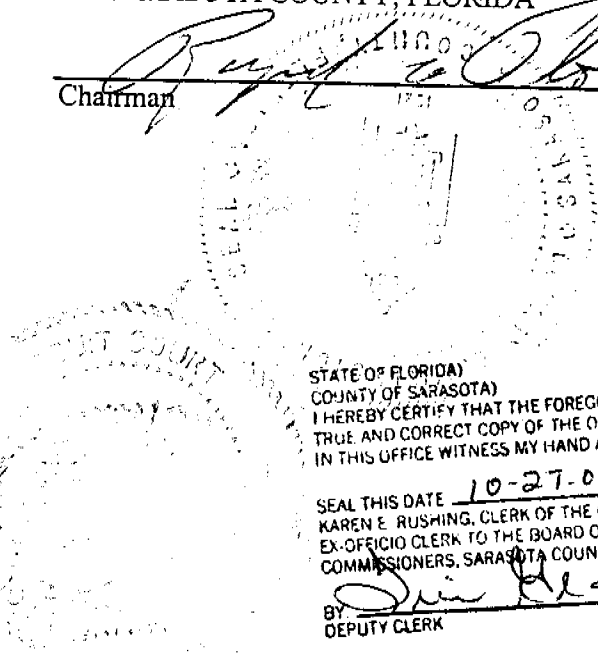
Chairman

ATTEST:


KAREN E. RUSHING, Clerk of
the Circuit Court and Ex-
Officio Clerk of the Board of
County Commissioners of
Sarasota County, Florida.

By: 

Deputy Clerk



STATE OF FLORIDA
COUNTY OF SARASOTA
I HEREBY CERTIFY THAT THE FOREGOING IS A
TRUE AND CORRECT COPY OF THE ORIGINAL FILES
IN THIS OFFICE WITNESS MY HAND AND OFFICIAL

SEAL THIS DATE 10-27-00
KAREN E. RUSHING, CLERK OF THE CIRCUIT COURT
EX-OFFICIO CLERK TO THE BOARD OF COUNTY
COMMISSIONERS, SARASOTA COUNTY, FLORIDA
By: 

DEPUTY CLERK