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2006 DEC 06 05:01 PM

KAREN E. RUSHING
CLERK OF THE CIRCUIT COURT
SARASOTA COUNTY, FLORIDA
DCOURSEY Receipt#859502



2006213524

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Please record and return to: **(Via Inter-Office Mail)**
Susan Carleton, Administrative Coordinator
Planning Services
1660 Ringling Blvd., 1st Floor
Sarasota, FL 34236

Charge to: Planning Services
Account# 51800100500489

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

The following property, located south of Gocio Road and 3,000 feet east of Lockwood Ridge Road in Sarasota County, Florida, owned by Warren and Laura Preston, and described in Ordinance No. 2006-055 attached hereto, has been rezoned to District RSF-1 (Residential, Single-Family, 2.5 units/1 acre) pursuant to Rezone Petition No. 06-13 filed by Charles D. Bailey, III, Agent, and granted by Sarasota County on August 23, 2006, 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. 2006-055, attached hereto)

Crystal Allred, Manager
Planning Services

**STATE OF FLORIDA
COUNTY OF SARASOTA**

Before me, the undersigned Notary Public, personally appeared Crystal Allred, Manager, Planning Services, 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 she acknowledged before me that she executed the same.

Witness my hand and official seal at Sarasota County, Florida, this 5th day of ~~November~~, 2006.

~~NOVEMBER~~
DECEMBER

Notary Public
State of Florida at Large



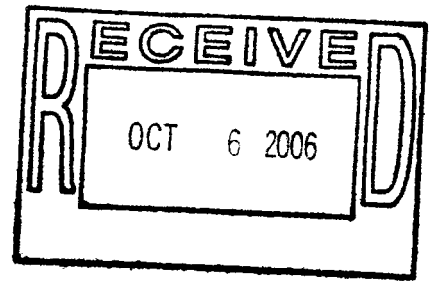
Cynthia A. Kusner
Commission #DD308088
Expires: May 22, 2008
Bonded Thru
Atlantic Bonding Co., Inc.

This instrument prepared by sfc

BOARD RECORDS
FILED FOR THE YEAR

AUG 25 PM 3:52

ORDINANCE NO. 2006 - 055



CLERK OF CIRCUIT COURT
SARASOTA COUNTY

AN ORDINANCE OF THE COUNTY OF SARASOTA, FLORIDA, AMENDING THE OFFICIAL ZONING ATLAS, AS PART OF SARASOTA COUNTY ORDINANCE NO. 2003-052, CODIFIED IN 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. 06-13, 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. 2003-052 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.

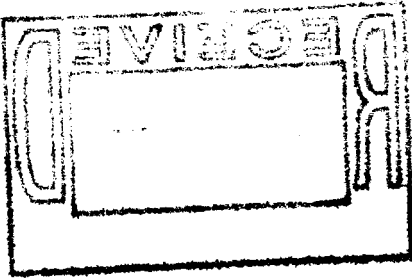
D. Pursuant to the provisions of Article VII of Chapter 94 of the Sarasota County Code, an evaluation has been completed of the impacts that the proposed rezoning of the property described herein will have on the levels of service for parks, drainage, solid waste, roads, mass transit and water and sewer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

Section 2. Amendment of the Zoning Ordinance. The Official Zoning Atlas, adopted under Article 4 of the Zoning Ordinance, is hereby amended by changing the zoning district classification for .96 acres ± from RE-2 (Residential Estate, 1 unit/acre) to RSF-1 (Residential, Single-Family, 2.5 units/acre) for the following described property located in Sarasota County, Florida:

COM NW COR OF SW ¼ OF SW ¼ OF SEC 10-36-18 TH S- 25 FT TH S- 89-04-41-E 300 FT FOR POB TH S- 89-04-41 -E 209 TH S 209 FT TH N-89-04-41 W 209 FT TH N 209 FT TO POB, LESS GOCIO RD R/W AS DESC IN ORI 2002130055, OR 2109/1540

Section 3. 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.

FILED
AUG 30 2006
DEPARTMENT OF STATE
TALLAHASSEE, FLORIDA



PASSED AND DULY ADOPTED BY THE BOARD OF COUNTY COMMISSIONERS OF SARASOTA COUNTY, FLORIDA, this 23rd DAY OF AUGUST, 2006.

BOARD OF COUNTY COMMISSIONERS
OF SARASOTA COUNTY, FLORIDA

David R. Mills
Chair

ATTEST:

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

By: *Paula J. Clentman*
Deputy Clerk

CLERK OF THE CIRCUIT COURT
SARASOTA COUNTY, FLORIDA
I HEREBY CERTIFY THAT THE ABOVE IS A
TRUE AND CORRECT COPY OF THE ORIGINAL FILES
IN THIS OFFICE WITH MY HAND AND OFFICIAL

SEAL THIS DATE 8/22/06
KAREN E. RUSHING, CLERK OF THE CIRCUIT COURT
EX OFFICIO CLERK TO THE BOARD OF COUNTY
COMMISSIONERS, SARASOTA COUNTY, FLORIDA

BY: *Paula J. Clentman*
DEPUTY CLERK