

ORDINANCE NO. 2011 - 027

FILED
2011 JUN 13 AM 10:02
DEPT. OF STATE
TALLAHASSEE, FLORIDA

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. 11-05, 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. 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 Article 4 of the Zoning Ordinance, is hereby amended by changing the zoning district classification from CG/EBD (Commercial General/Englewood Business District) to GU (Government Use) zone district for the following described property located in Sarasota County, Florida:

EAST OF CEDAR STREET AND APPROXIMATELY 300 FEET NORTH OF DEARBORN STREET AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

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LOT 3, LESS N 60 FT OF W 125 FT THEREOF & W 60 FT OF LOT 7, LESS 2 20 FT THEREOF & W 60 FT OF LOT 6, N TO C/L OF COCOANUT ST, BLK U, PLAT OF ENGLEWOOD . 0497-14-0029 - ELY ONE HALF ACRE OF LOT 2, BLK U, PLAT OF ENGLEWOOD BEING DESC AS, COM AT NW COR OF LOT 1, BLK U, TH S ALG ELY R/W LINE OF CEDAR ST 139.69 FT TO NW COR OF SAID LOT 2 TH S 89-41-53 E 113.14 FT FOR POB TH CONT S 89-41-53 E 157.02 FT TO NE COR OF SAID LOT 2 TH S 00-04-49 W 139.46 FT TO SE COR OF SAID LOT 2 TH N 89-32-03 2 157.09 FT TH N 00-06-35 E 139.01 FT TO POB.

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:

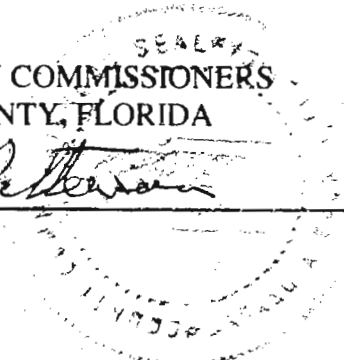
1. Development shall take place in substantial compliance with the Development Concept Plan date stamped March 15, 2011, and attached hereto as Exhibit "A". This does not imply or confer any variances from applicable zoning or land development regulations.
2. Development of the subject parcel shall be consistent with the Conditions for Development Approval contained in the Englewood Town Center Revitalization Plan No. 95-01-SP, Ordinance No. 2008-080.
3. All stormwater treatment except Low Impact Design (LID) shall be open and above ground.

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Section 4. Effective Date. This Ordinance shall take effect upon filing with the Department of State.

PASSED AND DULY ADOPTED BY THE BOARD OF COUNTY COMMISSIONERS OF SARASOTA COUNTY, FLORIDA, this 7th day of June, 2011.

BOARD OF COUNTY COMMISSIONERS
OF SARASOTA COUNTY, FLORIDA


Nora Patterson

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: Candice Powell
Deputy Clerk

