

ORDINANCE NO. 2013-015

AN ORDINANCE OF THE COUNTY OF SARASOTA, FLORIDA, AMENDING THE OFFICIAL ZONING ATLAS, AS PART OF SARASOTA COUNTY ORDINANCE NO. 2003-052 (AS AMENDED), 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.

BOARD RECORD
FILED FOR THE RECORD
2013 MAY - 8 PM 1:07
KAREN E. RUSHING
CLERK OF THE CIRCUIT COURT
SARASOTA COUNTY, FL

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. 13-07, 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 RSF-2/PUD (Residential Single-Family/Planned Unit Development, 3.5 units/acre) with stipulations to RSF-2/PUD (Residential Single-Family/Planned Unit Development, 3.5 units/acre) zone district with amended stipulations for the following described property located in Sarasota County, Florida:

BOBCAT GOLF COURSE & CLUB HOUSE SITE AT THE PLANTATION PARCEL BEING MORE FULLY DESC IN OR 2345/2622 & 9813 SQ FT PARCEL DESC IN OR 2474/13 & 13725 SQ FT PARCEL DESC IN OR 2474/15 & 35047 SQ FT PARCEL DESC IN OR 2474/17 & 8690 SQ FT PARCEL DESC IN OR 2474/19 & 3729 SQ FT PARCEL DESC IN OR 2474/19 & 48622 SQ FT PARCEL DESC IN OR 2474/21 & 3517 SQ FT PARCEL DESC IN OR 2474/22 & 1.05 AC PARCEL DESC IN OR 2474/23 & 0.79 AC PARCEL DESC IN OR 2474/24 & PANTHER GOLF COURSE AT THE PLANTATION PARCEL BEING MORE FULLY DESC IN OR 2345/2622 ALSO 22773 SQ FT PARCEL AS DESC IN OR 2474/11 & 1.92 AC PARCEL AS DESC IN OR 2474/26 & 8714 SQ FT PARCEL AS DESC IN OR 2785/2217 & 67954 SQ FT PARCEL AS DESC IN OR 2785/2232 & 9147 SQ FT PARCEL AS DESC IN OR 2785/2207, THE PLANTATION, UNIT 1, CONTAINING 311 C-AC M/L, L&B SECS 24 & 25-39-19 OR 2474/5, OR 2682/742

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:

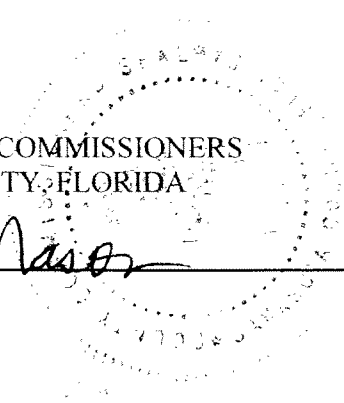
1. All development shall occur in substantial accordance with the Development Concept Plan, dated March 11, 2013, and attached hereto as Exhibit "A". This does not imply or confer any other deviations from applicable zoning or land development regulations, except as expressly listed in this rezoning ordinance and shown on Development Concept Plan.

Section 4. This Ordinance amends only the affected portions of the Master Site Development Plan for the Plantation Planned Unit Development as approved in Ordinance No. 2002-021. Except for the change in the Development Concept Plan for this parcel, nothing in this Ordinance shall be construed as amending or repealing any prior requirement of the Plantation Planned Unit Development, including Resolution Nos. 73-23 and 86-246, and Ordinance Nos. 94-011, 95-078, and 2002-021, as they may be amended.

Section 5. 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 May, 2013.

BOARD OF COUNTY COMMISSIONERS
OF SARASOTA COUNTY, FLORIDA


Carlton J. Mason
Chair

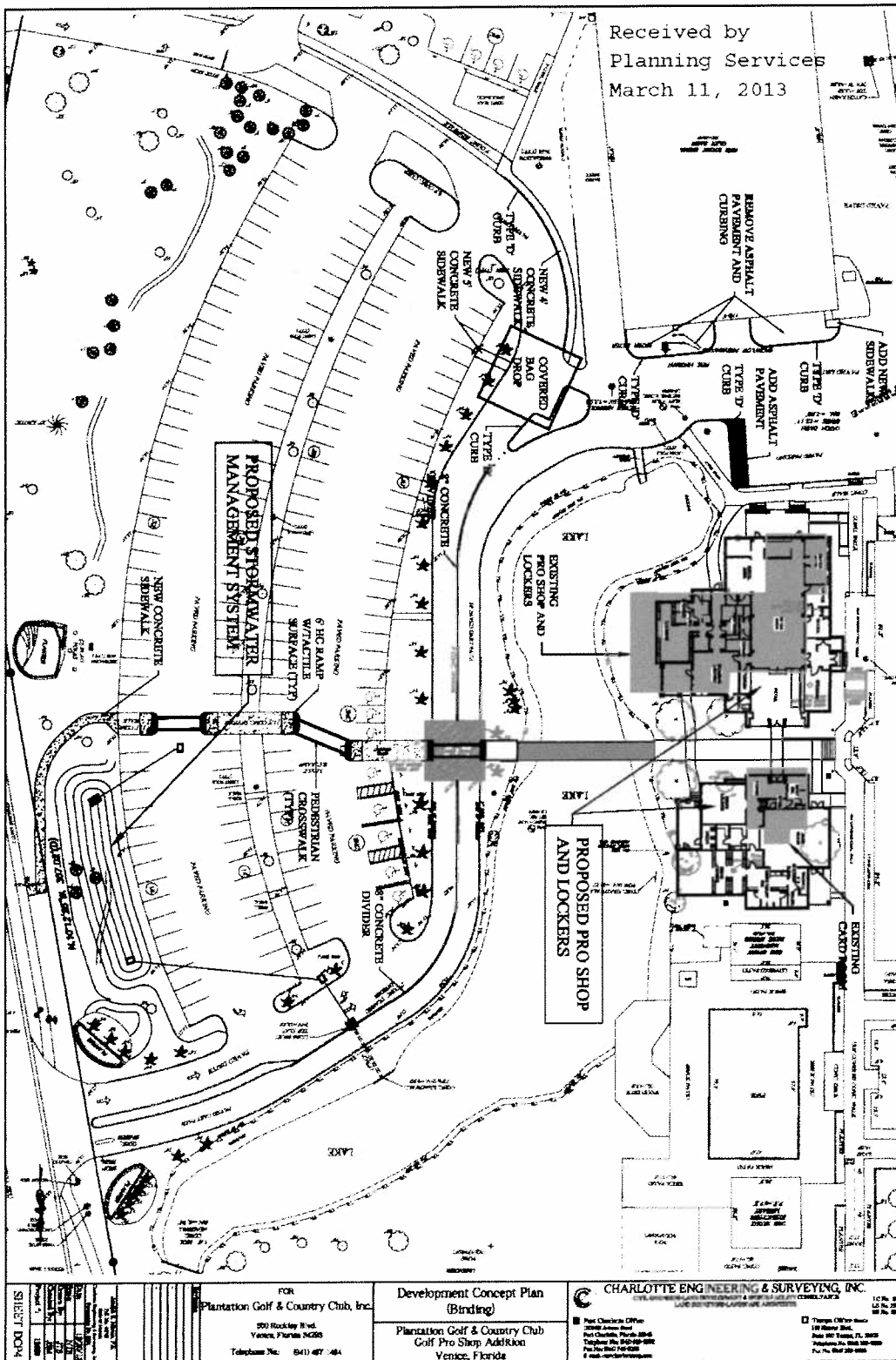
ATTEST:

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

By: Debra Sheffer
Deputy Clerk

Exhibit "A"

Received by
Planning Services
March 11, 2013



02013-015

Exhibit "A"

SITE SUMMARY

EXISTING ZONING - RSF-2/PUD
 TOTAL SITE AREA = 21.80 AC.

<u>IMPERVIOUS AREA</u>	<u>EXISTING</u>	<u>PROPOSED</u>	
BUILDING COVERAGE	59,599 S.F.	65,247 S.F.	6.9 %
CONCRETE/BRICK SIDEWALKS AND SLABS	78,248 S.F.	78,122 S.F.	8.2 %
ASPHALT PAVEMENT AND CART PATHS	184,620 S.F.	183,790 S.F.	19.4 %
LAKES AND PONDS	72,531 S.F.	72,531 S.F.	7.6 %
CLAY COURTS	99,561 S.F.	99,561 S.F.	19.4 %
SHELL DRIVE	2,873 S.F.	2,873 S.F.	7.6 %
TOTAL IMPERVIOUS	497,432 S.F.	502,124 S.F.	52.9 %

<u>PERVIOUS AREA</u>			
LANDSCAPING & OPEN SPACE	452,176 S.F.	447,484 S.F.	47.1 %

PARKING REQUIREMENTS

GOLF COURSE (36 Holes * 4 per Hole) = 144 SPACES
 TENNIS COURTS (13 Courts * 5 per Court) = 65 SPACES
 FACILITIES (32,019 SF * 1 per 300 SF) = 107 SPACES
 Ex. Clubhouse - 18,266 SF
 Ex. Fitness Center - 2,370 SF
 Ex. Library - 1,317 SF
 Ex. Tennis Pro Shop - 902 SF
 Ex. Office - 2,779 SF
 Proposed Golf Pro Shop - 6,385 SF
TOTAL PARKING REQUIRED = 316 SPACES

PARKING PROVIDED

NORTH PARKING AREA (EX.) = 94 SPACES
 MAIN PARKING AREA (EX.) = 163 SPACES
 SOUTH PARKING AREA (EX.) = 97 SPACES
TOTAL PARKING PROVIDED (EX.) = 354 SPACES

HANDICAPPED SPACES REQUIRED = 8 SPACES
 HANDICAPPED SPACES PROVIDED (EX.) = 16 SPACES

HEALTH DEPARTMENT

THERE ARE TWO (2) EXISTING WELLS ON THE SUBJECT PROPERTY. BOTH WELLS ARE ACTIVE AND ARE BEING USED FOR LANDSCAPE IRRIGATION.

HISTORY CENTER

THERE ARE TWO (2) EXISTING STRUCTURES THAT WILL BE REMOVED AND REPLACED WITH THE PROPOSED NEW STRUCTURES. THE EXISTING STRUCTURES CONSIST OF A PRO SHOP, LOCKER ROOMS AND A MULTI-USE MEETING ROOM. THESE FACILITIES ARE BEING UPDATED AND EXPANDED. NO HISTORICAL OR ARCHAEOLOGICAL VALUE EXISTS.

<p style="writing-mode: vertical-rl; transform: rotate(180deg);">SHEET NO. 1</p>	<p>FOR Plantation Golf & Country Club, Inc. 600 Rocky Blvd. Venice, Florida 33583 Telephone No. (941) 487-464</p>	<p>Development Concept Plan (Binding) Plantation Golf & Country Club Golf Pro Shop Addition Venice, Florida</p>	<p>CHARLOTTE ENGINEERING & SURVEYING, INC. <small>CITY ENGINEERS AND SURVEYORS UNDER PUBLIC CONTRACTORS</small> LAND SURVEYORS-LOGICARE ARCHITECTS</p> <p> <input checked="" type="checkbox"/> Port Charlotte Office 2700 S. Jensen Blvd. Port Charlotte, Florida 39949 Telephone No. 813-937-9972 Fax No. 813-937-9972 E-mail: ceo@charlotteeng.com </p> <p> <input type="checkbox"/> Tampa Office Area 444 Bayshore Blvd. Suite 402 Tampa, FL 33606 Telephone No. 813-100-4396 Fax No. 813-100-4396 </p>
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