

ORDINANCE NO. 2017-28

AN ORDINANCE OF THE CITY OF VENICE, FLORIDA, AMENDING THE 2010 CITY OF VENICE COMPREHENSIVE PLAN, LAND USE AND DEVELOPMENT CHAPTER, FUTURE LAND USE AND DESIGN ELEMENT, TO AMEND MAP FLUM-1, CITY OF VENICE 2030 FUTURE LAND USE MAP TO CHANGE THE FUTURE LAND USE MAP DESIGNATION OF PROPERTY LOCATED AT 509 TAMIAMI TRAIL NORTH (PARCEL IDENTIFICATION NO. 0407-06-0010) FROM NORTHERN GATEWAY CORRIDOR (PLANNING AREA F) AND WATERWAYS TO COMMERCIAL, AND TO AMEND MAP FLUM-7, NORTHERN GATEWAY CORRIDOR (PLANNING AREA F), TO REMOVE THE SAME SUBJECT PROPERTY FROM THE NORTHERN GATEWAY CORRIDOR (PLANNING AREA F); PROVIDING FOR CONFLICT WITH OTHER ORDINANCES; PROVIDING FOR A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE

WHEREAS, the Community Planning Act, Sections 163.3161 through 163.32466, Florida Statutes, (“Act”) authorizes and requires the City of Venice to adopt and amend a comprehensive plan in accordance with the Act; and

WHEREAS, pursuant to the Act, Chapter 86 of the city code of ordinances designates the City of Venice Planning Commission as the local planning agency, responsible for the preparation of the comprehensive plan and amendments and updates thereto; and

WHEREAS, the city has received a comprehensive plan amendment application to change the future land use map designation of property located at 509 Tamiami Trail North (Parcel Identification No. 0407-06-0010) from Northern Gateway Corridor (Planning Area F) and Waterways to Commercial, and to remove the subject property from the Northern Gateway Corridor (Planning Area F); and

WHEREAS, the city provided due public notice of the planning commission public hearing, which was conducted in a manner affording public participation to the fullest extent possible; and

WHEREAS, the city Planning Commission held a public hearing on August 1, 2017, to review the comprehensive plan amendment, and provided its recommendation to the city council as the local governing body; and

WHEREAS, the Venice City Council, after due public notice, held public hearings on August 22, 2017 and September 26, 2017, to consider adoption of the comprehensive plan amendment as recommended by the planning commission.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF VENICE, FLORIDA, as follows:

SECTION 1. The whereas clauses above are ratified and confirmed as true and correct.

SECTION 2. The 2010 City of Venice Comprehensive Plan, Land Use & Development Chapter, Future Land Use & Design Element, Map FLUM-1, City of Venice 2030 Future Land Use Map is hereby amended to change the future land use map designation of property located at 509 Tamiami Trail North (Parcel

Identification No. 0407-06-0010) from Northern Gateway Corridor (Planning Area F) and Waterways to Commercial as depicted in attached Exhibit "A", and Map FLUM-7, Northern Gateway Corridor (Planning Area F) is hereby amended to remove the property located at 509 Tamiami Trail North (Parcel Identification No. 0407-06-0010) from the Northern Gateway Corridor (Planning Area F) as depicted in attached Exhibit "B".

SECTION 3. If any section, subsection, sentence, clause or provision of this ordinance is held invalid, the remainder of the ordinance shall not be affected.

SECTION 4. The effective date of this plan amendment, if the amendment is not timely challenged, shall be 31 days after adoption. If timely challenged, this amendment shall become effective on the date the state land planning agency or the Administration Commission enters a final order determining this adopted amendment to be in compliance. No development orders, development permits, or land uses dependent on this amendment may be issued or commence before it has become effective.

PASSED BY THE CITY COUNCIL OF THE CITY OF VENICE, FLORIDA THIS 26TH DAY OF SEPTEMBER 2017.

First Reading: August 22, 2017
Second Reading: September 26, 2017

Adoption: September 26, 2017

John W. Holic, Mayor

ATTEST:

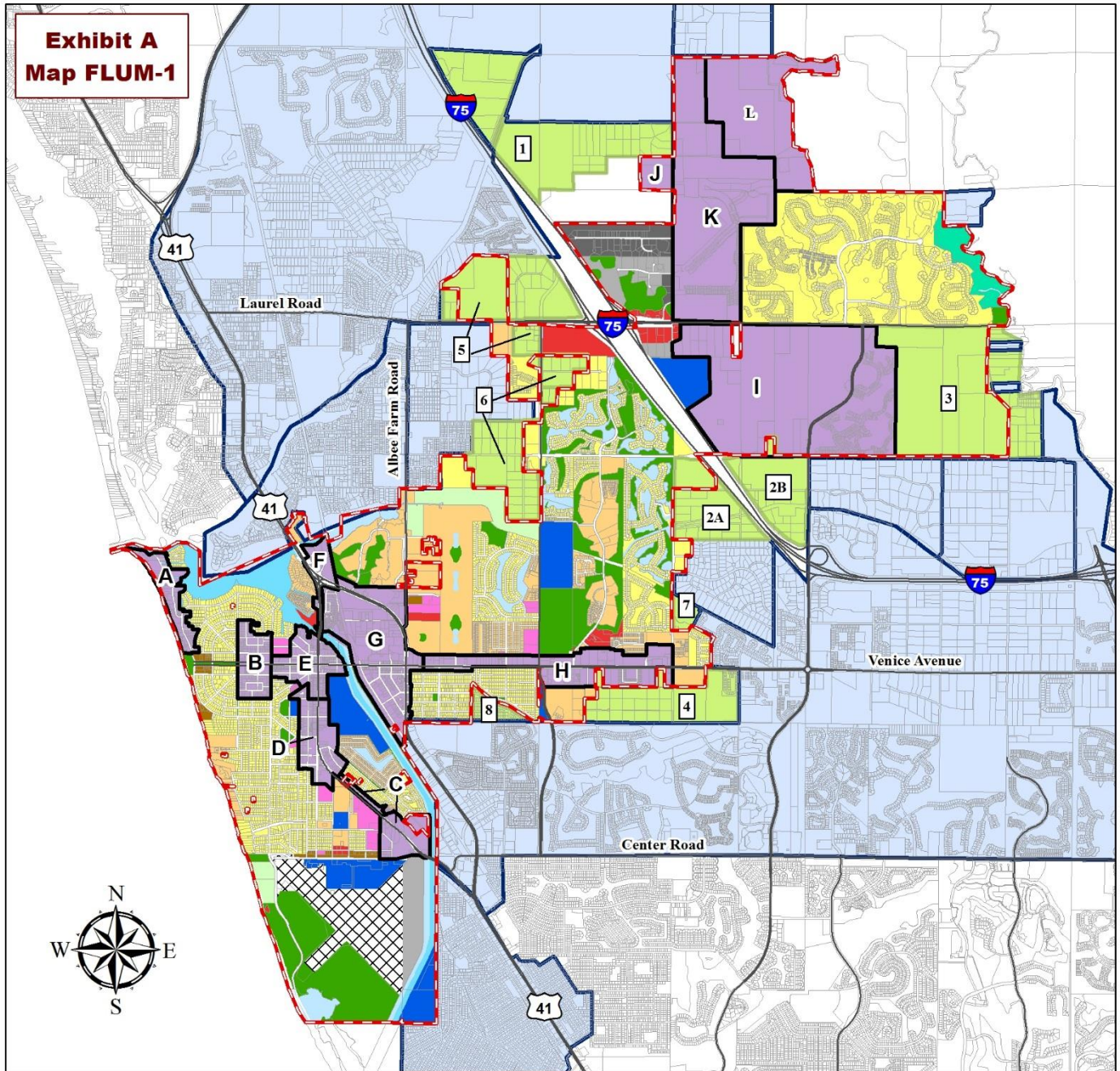
Lori Stelzer, MMC, City Clerk

(SEAL)

Approved as to form:

David Persson, City Attorney

**Exhibit A
Map FLUM-1**



Boundaries & Features	
CITY OF VENICE LIMITS, 2017	PARCEL BOUNDARIES
POTENTIAL VOLUNTARY ANNEXATION AREAS	MAJOR ROADS
POTENTIAL COORDINATION AREAS	PLANNING AREAS

Future Land Use	
LOW DENSITY RESIDENTIAL	GOVERNMENT USE
MEDIUM DENSITY RESIDENTIAL	RECREATION & OPEN SPACE
HIGH DENSITY RESIDENTIAL	CONSERVATION
MIXED USE RESIDENTIAL	MARINE PARK
COMMERCIAL	GREENWAY/RIVER BUFFER
INSTITUTIONAL-PROFESSIONAL	WATERWAYS
AIRPORT OPERATIONS	
INDUSTRIAL	
INDUSTRIAL-COMMERCIAL	

Planning Areas
<i>Specific future land use designations apply to the following planning areas:</i>
A - TARPON CENTER/ESPLANADE*
B - HERITAGE PARK*
C - SOUTHERN GATEWAY
D - ISLAND PROFESSIONAL*
E - CITY CENTER*
F - NORTHERN GATEWAY*
G - SEABOARD
H - EASTERN GATEWAY
I - SOUTH LAUREL*
J - SHAKETT CREEK
K - KNIGHTS TRAIL
L - GENE GREEN

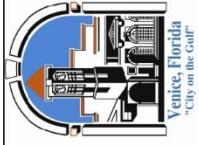
* These areas have been identified as Energy Conservation Areas.

JPA/ILSBA Areas
<i>The following areas have been designated as Potential Voluntary Annexation Areas under the Joint Planning & Interlocal Service Boundary Agreement between the City of Venice and Sarasota County.</i>
1 - RUSTIC RD
2a - AUBURN RD TO I-75
2b - I-75/JACARANDA BLVD
3 - BORDER RD TO MYAKKA RIVER
4 - SOUTH VENICE AVE
5 - LAUREL RD MIXED USE
6 - PINEBROOK RD
7 - AUBURN RD
8 - GULF COAST BLVD

Source: City of Venice Planning & Zoning Department, 2017
Adopted 10/26/19 / ORD No. 2019-21 / AMD No. City of Venice 10-1ER / ORD No. 2017-XX

Map FLUM-1

City of Venice 2030 Future Land Use Map



City of Venice

Map FLUM-7
Northern Gateway Corridor
(Planning Area F)

- Planning Area
- Venice City Limits, 2017
- Parcels

FOR FULL POLICY LANGUAGE, PLEASE SEE POLICY 16.11 AND POLICY 16.12 OF THE FUTURE LAND USE & DESIGN ELEMENT.



City of Venice Comprehensive Plan
Adopted 06/08/10 (ORD No. 2010-08)
City of Venice 10-1ER
ORD No. 2017-XX

Source: City of Venice GIS, 2017; City of Venice Planning & Zoning Department, 2017

