

ORDINANCE NO. 2017-14

AN ORDINANCE AMENDING THE OFFICIAL ZONING ATLAS OF THE CITY OF VENICE, FLORIDA, RELATING TO PROPERTY LOCATED AT THE NORTHWEST CORNER OF GULF DRIVE AND HARBOR DRIVE, AS REFLECTED IN REZONING PETITION NO. 17-04RZ, GULF HARBOR ESTATES, SOUTHBRIDGE INVESTMENTS, LLC, FOR THE REZONING OF THE PROPERTY DESCRIBED THEREIN, FROM SARASOTA COUNTY, RESIDENTIAL SINGLE-FAMILY 2 (RSF-2) ZONING DISTRICT TO CITY OF VENICE, RESIDENTIAL SINGLE-FAMILY 3 (RSF-3) ZONING DISTRICT; PROVIDING FOR REPEAL OF ALL ORDINANCES IN CONFLICT HERewith; AND PROVIDING FOR SEVERABILITY AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, Rezone Petition No. 17-04RZ to rezone property described in Section 3 below, has been filed with the City of Venice to change the official City of Venice Zoning map from Sarasota County Residential, Single-Family 2 (RSF-2) zoning district to City of Venice Residential, Single-Family 3 (RSF-3) zoning district; and

WHEREAS, the subject property described in Section 3 below has been found to be located within the corporate limits of the City of Venice; and

WHEREAS, the City of Venice Planning Commission has been designated as the local planning agency in accordance with F.S. 163.3174; and

WHEREAS, the Planning Commission held a public hearing on April 18, 2017, for which public notice was provided regarding the petition and based upon public comment received at the public hearing, the staff report, and discussion by the Planning Commission, voted to recommend approval of Rezone Petition No. 17-04RZ; and

WHEREAS, the Venice City Council has received and considered the report of the Planning Commission concerning Rezone Petition No. 17-04RZ requesting rezoning of the property described herein; and

WHEREAS, City Council held a public hearing on the proposed rezoning of the property described herein, all in accordance with the requirements of city's code of ordinances, and has considered the information received at said public hearing; and

WHEREAS, City Council finds that Rezone Petition No. 17-04RZ is in compliance with and meets the requirements of the city's Land Development Regulations and Comprehensive Plan and any amendments thereto.

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

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

SECTION 2. The City Council finds as follows:

A. City Council has received and considered the report of the Planning Commission recommending approval, of Zoning Map Amendment Petition No. 17-04RZ requesting rezoning of the property described herein.

B. City Council has held a public hearing on the petition and has considered the information received at said public hearing.

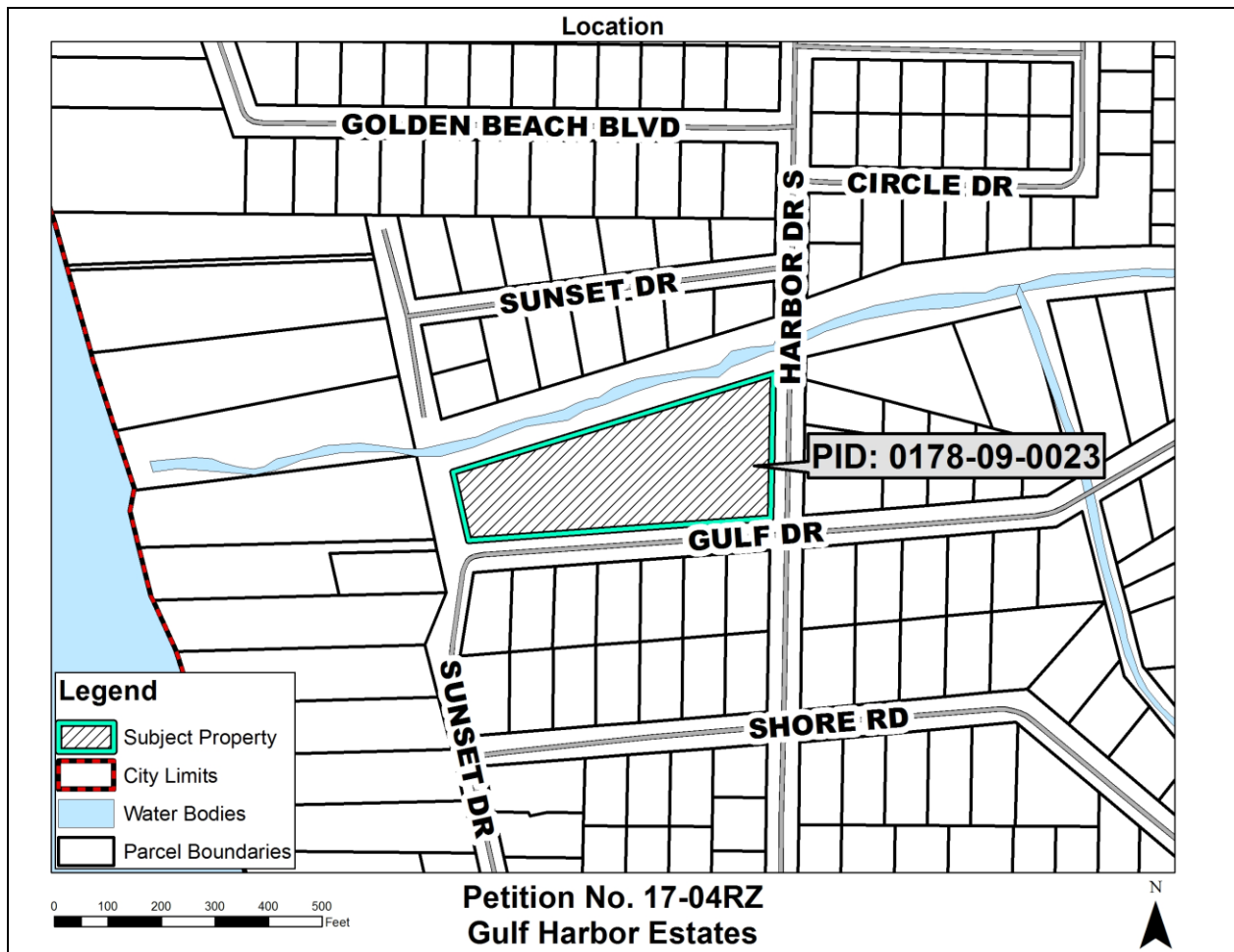
D. The proposed rezoning of the property described herein is in accordance with and meets the requirements of the City of Venice Comprehensive Plan and any amendments thereto.

SECTION 3. The Official Zoning Atlas is hereby amended, by changing the zoning classification for the following described property located in the City of Venice from Sarasota County Residential, Single-Family 2 (RSF-2) zoning district to City of Venice Residential, Single-Family 3 (RSF-3) zoning district.

Parcel ID #: 0178-09-0023 as depicted on the location map shown below and as further described.

Beginning at the Southeast corner of Section 13, Township 39 South, Range 18 East, run thence N.89°59'W. 30 feet along the South boundary line of said Section 13; thence N.0°18'E. 771.4 feet parallel to the East boundary line of said Section 13 for a point of beginning; thence continue N.0°18'E. 268.9 feet to the southerly bank of Canal; thence S.72°12'W. along said southerly bank of Canal 624.5 feet; thence S.12°50'E. 131.4 feet; thence N.84°56'E. 566.2 feet to the point of beginning. All lying and being in the Southeast 1/4 of the Southeast 1/4 of Section 13, Township 39 South, Range 18 East, Sarasota County, Florida.

The property is located at the northwest corner of Gulf Drive and Harbor Drive and is approximately 2.68± acres.



SECTION 5. Effective date. This ordinance shall take effect immediately upon its approval and adoption as provided by law.

PASSED BY THE CITY COUNCIL OF THE CITY OF VENICE, FLORIDA, THIS 13TH DAY OF JUNE, 2017.

First Reading: May 23, 2017

Final Reading: June 13, 2017

Adoption: June 13, 2017

John W. Holic, Mayor

Attest:

Lori Stelzer, MMC, City Clerk

I, Lori Stelzer, MMC, City Clerk of the City of Venice, Florida, a municipal corporation in Sarasota County, Florida, do hereby certify that the foregoing is a full and complete, true and correct copy of an Ordinance duly adopted by the City of Venice Council, a meeting thereof duly convened and held on the 13th day of June, 2017 a quorum being present.

WITNESS my hand and the official seal of said City this 13th day of June, 2017.

Lori Stelzer, MMC, City Clerk

Approved as to form:

David Persson, City Attorney