

FILED FOR RECORD
R.B. SHORE
CLERK CIRCUIT COURT
MANATEE CO. FLORIDA
SEP 8 1 53 PM '99

MANATEE COUNTY ZONING ORDINANCE
PDO-99-02(Z)(G) - WILLIAM & NANCY MC GINN/SADDLE CREEK FLORIST

AN ORDINANCE OF THE COUNTY OF MANATEE, FLORIDA, AMENDING THE OFFICIAL ZONING ATLAS OF MANATEE COUNTY, ORDINANCE NO. 90-01 (THE MANATEE COUNTY LAND DEVELOPMENT CODE) RELATING TO ZONING WITHIN THE UNINCORPORATED AREA OF MANATEE COUNTY; PROVIDING FOR THE REZONING OF CERTAIN LAND FROM PR-M (PROFESSIONAL-MEDIUM) TO PDO (PLANNED DEVELOPMENT OFFICE); PROVIDING AN EFFECTIVE DATE; AND APPROVAL OF A GENERAL DEVELOPMENT PLAN TO ALLOW A 1,637 SQUARE FOOT FLORIST SHOP.

BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF MANATEE COUNTY, FLORIDA:

Section 1. FINDINGS OF FACT. The Board of County Commissioners of said County, after considering the testimony, evidence, documentation, application for amendment of the Official Zoning Atlas, the recommendation and findings of the Planning Commission of said County, as well as all other matters presented to said Board at the public hearing hereinafter referenced, hereby makes the following findings of fact:

A. The Board of County Commissioners has received and considered the report of the Manatee County Planning Commission concerning the application for Official Zoning Atlas Amendment as it relates to the real property described in Section 4 of this Ordinance from PR-M (Professional-Medium) to PDO (Planned Development Office).

B. The Board of County Commissioners held a public hearing on August 24, 1999 regarding said proposed Official Zoning Atlas Amendment described herein in accordance with the requirements of Manatee County Ordinance No. 90-01, the Manatee County Land Development Code, and has further considered the information received at said public hearing.

C. The proposed amendment to the Official Zoning Atlas regarding the property described in Section 4 herein is found to be consistent with the requirements of Manatee County Ordinance No. 89-01, the Manatee County Comprehensive Plan.

Section 2. The General Development Plan is hereby APPROVED to allow a 1,637 square foot florist shop with the following stipulations and specific approval:

STIPULATIONS

1. This approval is for a florist shop only. Any change in land use requires approval through the public hearing process.
2. The drive-way on 58th Avenue Drive West shall be reconfigured to right-turn in, right-turn out only. This shall be approved by the Planning Department with the Final Site Plan.

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DEPARTMENT OF STATE
TALLAHASSEE, FLORIDA

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- 3. The hours of operation shall be limited to 9:00 a.m. to 5:00 p.m., Monday through Friday, and Saturday 9:00 a.m. to 3:00 p.m. This shall be stated on the Final Site Plan. No deliveries shall be allowed before 8:30 a.m.
- 4. A 6-foot high opaque wooden fence shall be provided along the eastern property boundary. This shall be approved by the Planning Department with the Final Site Plan.
- 5. A total of 120 square feet of foundation landscaping shall be provided within 5 feet of the building. This shall be approved by the Planning Department with the Final Site Plan. All existing open space shall remain.
- 6. The building shall maintain the residential character of the neighborhood. This shall be stated on the Final Site Plan.
- 7. No deliveries by tractor trailer vehicles shall be permitted.

SPECIFIC APPROVAL:

- 1. Specific approval of an alternative to Section 603.11.4.3 of the Land Development Code to allow the reduction of the required front yard setback from 35 feet to 34'8".

Section 3. AMENDMENT OF THE OFFICIAL ZONING ATLAS. The Official Zoning Atlas of Manatee County, Ordinance No. 90-01, the Manatee County Land Development Code, is hereby amended by changing the zoning district classification of the property identified in Section 4 herein from PR-M (Professional-Medium) to PDO (Planned Development Office), and the Clerk of the Circuit Court, as Clerk to the Board of County Commissioners, as well as the Planning Department, are hereby instructed to cause such amendment to the said Official Zoning Atlas.

Section 4. LEGAL DESCRIPTION.

Lot 12 less N 6' , Block H - Southwood Village

Section 5. EFFECTIVE DATE. This ordinance shall take effect immediately upon filing with the Office of the Secretary of State, Florida Department of State.

PASSED AND DULY ADOPTED, by the Board of County Commissioners of Manatee County, Florida on the 24th day of August, 1999.

BOARD OF COUNTY COMMISSIONERS
OF MANATEE COUNTY, FLORIDA

BY: Stan Stephens
Chairman

ATTEST: R. B. SHORE
Clerk of the Circuit Court

R. B. Shore

STATE OF FLORIDA, COUNTY OF MANATEE
 This is to certify that the foregoing is a true and correct copy of the documents on file in my office. Witness my hand and official seal this 24th day of August 1999.
 R. B. SHORE
 Clerk of Circuit Court
 By: Cheryl M. Floyd D.C.

DIVISIONS OF FLORIDA DEPARTMENT OF STATE
Office of the Secretary
Division of Administrative Services
Division of Corporations
Division of Cultural Affairs
Division of Elections
Division of Historical Resources
Division of Library and Information Services
Division of Licensing
MEMBER OF THE FLORIDA CABINET



FLORIDA DEPARTMENT OF STATE
Katherine Harris
Secretary of State
DIVISION OF ELECTIONS

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Historic Florida Keys Preservation Board
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Historic Pensacola Preservation Board
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Preservation Board
RINGLING MUSEUM OF ART

September 2, 1999

Honorable R. B. Shore
Clerk of the Circuit Court and Comptroller
Manatee County
Post Office Box 1000
Bradenton, Florida 34206

Attention: Susan G. Romine, Deputy Clerk

Dear Mr. Shore:

Pursuant to the provisions of Section 125.66, Florida Statutes, this will acknowledge your letters dated August 27, 1999 and certified copies of Manatee County Ordinance Nos. 99-42 and PDO-99-02, which were filed in this office on September 1, 1999.

Please be advised that the Florida County Ordinance Data Retrieval System (CODRS) Coding Form was not received for Ordinance No. PDO-99-02.

As requested, the date stamped copy is being returned for your records.

Sincerely,

Liz Cloud, Chief
Bureau of Administrative Code

LC/mp

Enclosure

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R. B. SHORE
CLERK OF CIRCUIT COURT
MANATEE COUNTY
SEP 7 12 38 PM '99