

RECORDED 10/13/88

PAGE NO. _____

MINUTE BOOK NO. _____

MANATEE COUNTY ORDINANCE NO. Z-88-36
WILLIAM KIPP, ET AL

DEPARTMENT OF STATE
TALLAHASSEE, FLORIDA
88 OCT 19 AM 11:59
FILED

FILED FOR RECORD
K.B. SHORR
CLERK CIRCUIT COURT
MANATEE CO. FLORIDA

OCT 24 11 20 AM '88

AN ORDINANCE OF THE COUNTY OF MANATEE, FLORIDA, AMENDING THE OFFICIAL ZONING ATLAS OF MANATEE COUNTY ORDINANCE NO. 81-4, THE MANATEE COUNTY COMPREHENSIVE ZONING AND LAND DEVELOPMENT CODE, RELATING TO ZONING WITHIN THE UNINCORPORATED AREA OF MANATEE COUNTY; PROVIDING FOR THE REZONING OF CERTAIN LAND FROM A (GENERAL AGRICULTURE, 1 DU/5 ACRES) TO A-1 (SUBURBAN AGRICULTURE, 1 DU/ACRE); PROVIDING AN EFFECTIVE DATE.

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 3 of this Ordinance from A (General Agriculture, 1 du/5 acres) to A-1 (Suburban Agriculture, 1 du/acre).

B. The said Board of County Commissioners held a Public Hearing on October 13, 1988, regarding said proposed Official Zoning Atlas Amendment described herein in accordance with the requirements of Manatee County Ordinance No. 81-4, THE MANATEE COUNTY COMPREHENSIVE ZONING AND 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 3 herein is found to be consistent with the requirements of Manatee County Ordinance No. 80-4, THE MANATEE PLAN.

Section 2. AMENDMENT OF OFFICIAL ZONING ATLAS The official Zoning Atlas of Manatee County Ordinance No. 81-4, THE MANATEE COUNTY COMPREHENSIVE ZONING AND LAND DEVELOPMENT CODE is hereby amended by changing the zoning district classification of the property identified in Section 3 herein from A (General Agriculture, 1 du/5 acres) to A-1 (Suburban Agriculture, 1 du/acre) and the Clerk of the Circuit Court, as Clerk to the Board of County Commissioners, as well as the Planning and Development Department are hereby instructed to cause such amendment to the said Official Zoning Atlas.

Section 3. Legal Description:

PARCEL A

Commence at the NE corner of U.S. Lot 4, Section 11, Township 34 South, Range 18 East, Manatee County, Florida; thence S 1°32'49" E, along the East line of said U.S. Lot 4, a distance of 42.02 feet for the Point of Beginning; thence N 89°47'33" W, along the South Right-of-Way line of 25th Street East, 20.0 feet; thence S 01°32'49" E, 566.75 feet; thence S 63°38'11" W, along the centerline of a shell and gravel travelway, 443.64 feet; thence S 42°36'31" W, along said travelway, 4.70 feet; thence S 1°32'49" E, 410 feet, more or less, to the High Water mark of the Manatee River; thence Easterly meandering said High Water mark to its intersection with the East line of the aforementioned U.S. Lot 4;

A

thence N 01°32'49" W, along said East line, 1159.0 feet, more or less, to the Point of Beginning.

A perpetual non-exclusive easement for access over and across a parcel of property described as follows: Commence at the NE corner of U.S. Lot 4, Section 11, Township 34 South, Range 18 East; thence S 1°32'49" E, 42.02 feet; thence N 89°47'33" W, 20 feet for the Point of Beginning; thence S 1°32'49" E 566.75 feet; thence S 63°38'11" W, 443.64 feet; thence N 26°21'49" W, 20 feet; thence N 63°38'11" E, 421.62 feet; thence N 1°32'49" W, 544.73 feet, more or less, to the South Right-of-Way line of 25th Street East; thence S 89°47'33" E, along said Right-of-Way line, 20 feet to the Point of Beginning.

But reserving a perpetual non-exclusive easement for purposes of access, underground and overhead utilities appurtenant to all abutting land owned by Grantors over and across that part of Parcel A lying within the North 586 feet of said parcel and the portions lying within 20 feet of the boundaries having bearings of S 63°38'11" W and S 42°36'31" W or either of them.

PARCEL B

U. S. Government Lot 4 in Section 11, also all lands lying south of U.S. Government Lot 4 in Section 11 (part submerged) also known as Lots 23, 24, 25 & 26 in the unrecorded plat of Ellenton Ranchettes; less 5 acres (Lot 23) described in O.R.B. 789, Page 983 and less 5 acres (Lot 24) described in O.R.B. 825, Page 753, and less 5.1 acres (Lot 25) described in O.R.B. 792, Page 346, and less 2 acres, more or less, described in O.R.B. 866, Page 555, and less 5 acres, more or less, described in O.R.B. 898, Page 1325, and less 1.3+ acres, described in O.R.B. 924, Page 1553, Public Records of Manatee County, Florida. DP#8584.0000

PARCEL C

Commence at the N.E. corner of U.S. Government Lot 4, Section 11, Township 34 South, Range 18 East, Manatee County, Florida; thence S 1°32'49" E 598.92 feet; thence S 63°38'11" W 465.66 feet; thence S 42°36'31" W 373.44 feet for the point of beginning; thence N 61°48'29" W 180.56 feet; thence S 11°27'51" W 410.27 feet; thence N 69°19'31" E 246.4 feet; thence N 2°31'31" E 230.0 feet to the point of beginning. Together with all lands lying west and south of the above tract and the waters of the Manatee River between the extension of the northerly line and the extension of the easterly line of said tract to said waters; together with a 20 foot ingress and egress easement, the centerline of which is described as follows: Begin at the N.E. corner of U.S. Government Lot 4, Section 11, Township 34 South, Range 18 East, Manatee County, Florida, thence along said centerline the following, S 1°32'49" E 598.92 feet; S 63°38'11" W 465.66 feet; S 42°36'31" W 373.44 feet to the N.E. corner of the above described tract of land. DP#8485.1900

The above contains 2 acres more or less.

B

Section 4. EFFECTIVE DATE This ordinance shall take effect immediately upon the receipt of the official acknowledgment from the Office of the Secretary of State, State of Florida, that same has been filed with that office.

PASSED AND DULY ADOPTED, by the Board of County Commissioners of Manatee County, Florida this the 13th day of October, 1988.

BOARD OF COUNTY COMMISSIONERS
OF MANATEE COUNTY, FLORIDA

BY: K. S. Chitt
Chairman

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

[Signature]
[Seal]

C

STATE OF FLORIDA
COUNTY OF MANATEE

I, R. B. Shore, Clerk of Circuit Court, in and for the County of Manatee, State of Florida, do hereby certify that the foregoing is a true copy of an ORDINANCE adopted by the Board of County Commissioners of said County in session on the 13th day of October, 1988.

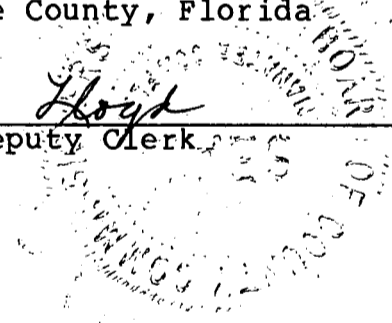
SUBJECT: Z-88-36 WILLIAM KIPP, ET AL

AN ORDINANCE OF THE COUNTY OF MANATEE, FLORIDA, AMENDING THE OFFICIAL ZONING ATLAS OF MANATEE COUNTY ORDINANCE NO. 81-4, THE MANATEE COUNTY COMPREHENSIVE ZONING AND LAND DEVELOPMENT CODE, RELATING TO ZONING WITHIN THE UNINCORPORATED AREA OF MANATEE COUNTY; PROVIDING FOR THE REZONING OF CERTAIN LAND FROM A TO A-1; PROVIDING AN EFFECTIVE DATE.

WITNESS My Hand and Official Seal this the 17th day of October, 1988, in Bradenton, Florida.

R. B. Shore, Clerk of Circuit Court
Manatee County, Florida

Em Lloyd
By: Deputy Clerk



D

FILED FOR RECORD
R. B. SHORE
CLERK CIRCUIT COURT
MANATEE CO. FLORIDA

OCT 24 11 20 AM '88



FLORIDA DEPARTMENT OF STATE

Jim Smith
Secretary of State

DIVISION OF ELECTIONS
Room 1802, The Capitol
Tallahassee, Florida 32399-0250
(904) 488-8427

October 20, 1988

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

Attention: E. M. Lloyd, Deputy Clerk

Dear Mr. Shore:

Pursuant to the provisions of Section 125.66, Florida Statutes, this will acknowledge:

1. Receipt of letter/s of October 17, 1988
and certified copy/ies of Manatee
County Ordinance(s) 88-36(Z)
2. Receipt of _____ County Ordinance(s)
relative to:
(a) _____
which we have numbered _____
(b) _____
which we have numbered _____
3. We have filed this/these ordinances in this office
on October 19, 1988. (11:59 am)
4. The ~~original~~/duplicate copy/ies showing the filing date
is/~~are~~ being returned for your records.

Sincerely,

Liz Cloud, Chief
Bureau of Administrative Code

LC/mb
Enclosure (1)

E