

ORDINANCE NO. 02-2018

AN ORDINANCE OF THE CITY OF SEMINOLE, FLORIDA, ANNEXING A 1.83 ACRE PARCEL OF UNINCORPORATED PINELLAS COUNTY, FLORIDA INTO THE CITY OF SEMINOLE WHICH PARCEL IS LOCATED 163 FEET EAST OF SEMINOLE BOULEVARD, APPROXIMATELY 150 FEET SOUTH OF LAKE BREEZE DRIVE, AT 10538 DIXON DRIVE (PIN #: 27/30/15-00000-120/0400), AND WHICH IS CONTIGUOUS TO THE CITY OF SEMINOLE; REDEFINING THE BOUNDARY LINES OF THE CITY OF SEMINOLE, FLORIDA TO INCLUDE SAID PARCEL; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, Bryan and Linda Gavin are the owners of the property located at 10538 Dixon Drive, and otherwise described as METES AND BOUNDS PARCEL 120/0400, which property is to be annexed herein, pursuant to the petition for voluntary annexation signed by the owner, and requesting that this property be annexed into the City of Seminole; and

WHEREAS, the requirements of Chapter 171, Florida Statutes, pertaining to voluntary annexations, have been complied with, in that:

- (a) The property described herein which is the subject of this annexation ordinance is contiguous to the City of Seminole, is reasonably compact and does not create an enclave.
- (b) The City of Seminole, within ten (10) calendar days prior to the publishing the ordinance notice of said annexation, provided Pinellas County by certified mail a copy of the notice of annexation ordinance, a legal description/parcel identification, and map of said property to be annexed.

WHEREAS, this annexation is in the best interest of the City of Seminole and the property owner(s).

NOW, THEREFORE, BE IT ORDAINED, by the City of Seminole, Florida, as follows:

- Section 1. The property to be annexed herein, all of which heretofore was situated in the unincorporated area of Pinellas County, is contiguous to the City of Seminole, is reasonably compact and does not create an enclave.
- Section 2. The City of Seminole acting by and through its City Council, under the authority of Chapter 171 Florida Statutes, hereby annexes into the corporate limits of the City of Seminole, Florida the following described property and accordingly redefines the boundaries of said City to include the following:

Metes & Bound parcel 120/0400 located in the N ½ of Section 27, Township 30 South, Range 15 East, in Pinellas County, Florida, generally described as follows: Commencing at the southwest corner of Lot 1, Lake Breeze Subdivision as described in Plat Book 37, Page 14, public records of Pinellas County, Florida; Thence south from the southwest corner of Lot 1, Lake Breeze Subdivision, along the easterly right-of-way of Highway US19A a distance of approximately 184 feet to the southwest corner of Metes & Bounds parcel 120/1400; Thence east along the southerly boundary of Metes & Bounds parcels 120/1400 and 120/1300 a distance of approximately 163 feet to the Point of Beginning (POB); Thence from the POB east along the southerly boundary of Metes & Bounds parcels 120/1300, 120/1100, 120/0800, 120/0600, 120/0500 and 120/0300 a distance of approximately 595 feet to the western shoreline of Lake Seminole to a point; Thence east from the above mentioned shoreline of Lake Seminole a distance of approximately 551 feet to a point in Lake Seminole; Thence from the above mentioned point in Lake Seminole south a distance of approximately 95 feet to a point in Lake Seminole; Thence from the above mentioned point in Lake Seminole west a distance of approximately 563 feet to the western shoreline of Lake Seminole and the southerly boundary of Metes & Bounds parcel 120/0400 to a point; Thence west from the western shoreline of Lake Seminole and the southeast corner of the land portion of Metes & Bounds parcel 120/0410 along the northerly boundary of Metes & Bounds parcel 120/1900 a distance of approximately 232 feet to the southeast corner of Metes & Bounds parcel 120/0410 to a point; Thence north from the southeast corner of Metes & Bounds parcel 120/0410 along the easterly boundary of Metes & Bounds parcel 120/0410 a distance of approximately 80 feet to the northeast corner of Metes & Bounds parcel 120/0410 a point; Thence west along the northerly boundary of Metes & Bounds parcels 120/0410, 120/0900, and 120/1200 a distance of approximately 347.82 feet to the northwest corner of Metes & Bounds parcel 120/1200 to a point; Thence north from the northwest corner of Metes & Bounds parcel 120/1200 a distance of approximately 15 feet to the POB (1.83 ac MOL)

Section 3. The legal description of the City of Seminole contained in the City Charter and all official City maps and other official documents shall be amended accordingly.

Section 4. The provisions of this ordinance are found and determined to be consistent with the City of Seminole Comprehensive Plan. The City Council hereby accepts the dedication of all easements, rights-of-way and other dedications to the public which have heretofore been made by plat, deed or user within the annexed properties.

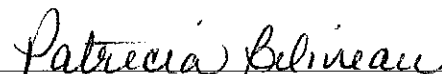
- Section 5. The land herein annexed is designated as Commercial General (CG), Residential Urban (RU), Preservation (P), and Water (W) on the Pinellas County Future Land Use Map and shall be designated on the City's Comprehensive Plan Future Land Use Map as Commercial General (CG), Residential Urban (RU), Preservation (P), and Water (W), and the City's Future Land Use Map boundaries shall be redefined to include the property annexed herein.
- Section 6. The land herein annexed is designated as One, Two, and Three Family Residential (R-4) and Mobile Home Parks and Subdivision (R-6) on the County Zoning Map and shall be designated on the City's Official Zoning Map as Residential Low Medium (RLM) and Aquatic Lands (AL), and the City's Official Zoning Map boundaries shall be redefined to include the property annexed herein.
- Section 7. It is the intention of the City Council that each provision hereto be considered severable, and, if any section, subsection, sentence, clause, or provision of this Ordinance is held invalid, the remainder of the Ordinance shall not be affected.
- Section 8. This Ordinance shall be published for two consecutive weeks in the newspaper in accordance with the provisions of the Florida Statutes, Section 171.044 - Voluntary Annexation.
- Section 9. This ordinance shall take effect immediately upon passage. The City Clerk shall file certified copies of this Ordinance together with the map attached hereto, with the Clerk of the Circuit Court and the County Administrator of Pinellas County, Florida, within 7 days after adoption and shall file a certified copy with the Florida Department of State within 30 days after adoption.

APPROVED ON FIRST READING: January 23, 2018
PUBLISHED: February 16, 2018 & February 23, 2018
PASSED AND ADOPTED ON
SECOND AND FINAL READING: February 27, 2018


LESLIE WATERS, MAYOR

I, Patricia Beliveau, City Clerk of the City of Seminole, Florida, County of Pinellas, State of Florida, a municipal corporation do hereby certify the foregoing and hereto attached is a true and correct copy of Ordinance No. 02-2018 which is on file in the City Clerk's Office:

IN WITNESS WHEREOF, I hereunto set my hand and affixed the seal of the City of Seminole, Pinellas County, Florida, this 28 day of Feb., 2018.


Patricia Beliveau, City Clerk

