

ORDINANCE NO. 04-2018

AN ORDINANCE OF THE CITY OF SEMINOLE, FLORIDA, ANNEXING A 2.07 ACRE PARCEL OF UNINCORPORATED PINELLAS COUNTY, FLORIDA INTO THE CITY OF SEMINOLE WHICH PARCEL IS LOCATED ON THE EAST SIDE OF SEMINOLE BOULEVARD, APPROXIMATELY 293 FEET SOUTH OF 89TH AVENUE, AT 8801 SEMINOLE BOULEVARD (PIN #S: 22/30/15-00000-430/0800 AND 0810), 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, MPM Productions, LLC is the owner of the property located at 8801 Seminole Boulevard, and otherwise described as METES AND BOUNDS PARCELS 430/0800 & 0810, 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 parcels 430/0800 and 0810 400 located in the S ½ of Section 22, Township 30 South, Range 15 East, in Pinellas County, Florida, generally described as follows:

Commencing at the northwest corner of Lot 1, Anglers Acre Subdivision as described in Plat Book 35, Page 90, public records of Pinellas County, Florida; Thence north from the northwest corner of Lot 1, Anglers Acres subdivision as described in Plat Book 35, Page 90, thence north along the easterly right of way line of Seminole Blvd. (Highway US19A) a distance of approximately 351.1 ft. to the southwest corner of Metes & Bounds parcel 430/0800 as the Point of Beginning (POB):

Thence east along the southerly boundary of Metes & Bounds parcel 430/0800 a distance of approximately 400 ft. to the southeast corner of Metes & Bounds parcel 430/0800 and the southwest corner of Metes & Bounds parcel 430/0810 to a point;

Thence east along the southerly boundary of Metes & Bounds parcel 430/0810 a distance of approximately 907 ft. to the southeast corner of Metes & Bounds parcel 430/0800, a point in Lake Seminole, to a point;

Thence north from the southeast corner of Metes & Bounds parcel 430/0810 a distance of approximately 69 feet along the easterly boundary line of Metes & Bounds parcel 430/0810 to the northeast corner of Metes & Bounds parcel 430/0810, a point in Lake Seminole, to a point;

Thence west along the northerly boundary of Metes & Bounds parcel 430/0810 a distance of approximately 906 ft. to the northwest corner of Metes & Bounds parcel 430/0810 and the northeast corner of Metes & Bounds parcel 430/0800 to a point;

Thence west along the northerly boundary of Metes & Bounds parcel 430/0800 a distance of approximately 400 ft. to the northwest corner of Metes & Bounds parcel 430/0800 to a point;

Thence south from the northwest corner of Metes & Bounds parcel 430/0800 a distance of approximately 69 ft. to the southwest corner of Metes & Bounds parcel 430/0800 to the POB (2.07 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), 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), 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 General Retail Commercial & Limited Services District (C-2), Residential Multiple Family District – 7.5 (RM – 7.5), Aquatic Lands District (AL), and Single Family Residential District (R-3) on the County Zoning Map and shall be designated on the City's Official Zoning Map as Commercial General (CG), Residential Medium – 7.5 (RM 7.5) 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

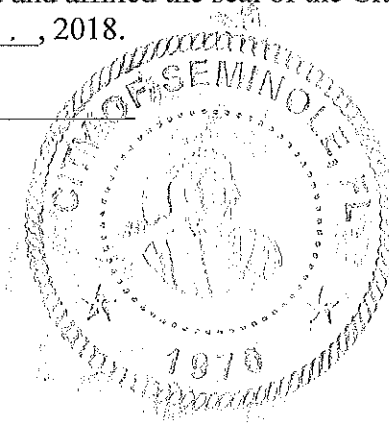

LESLIE WATERS, MAYOR

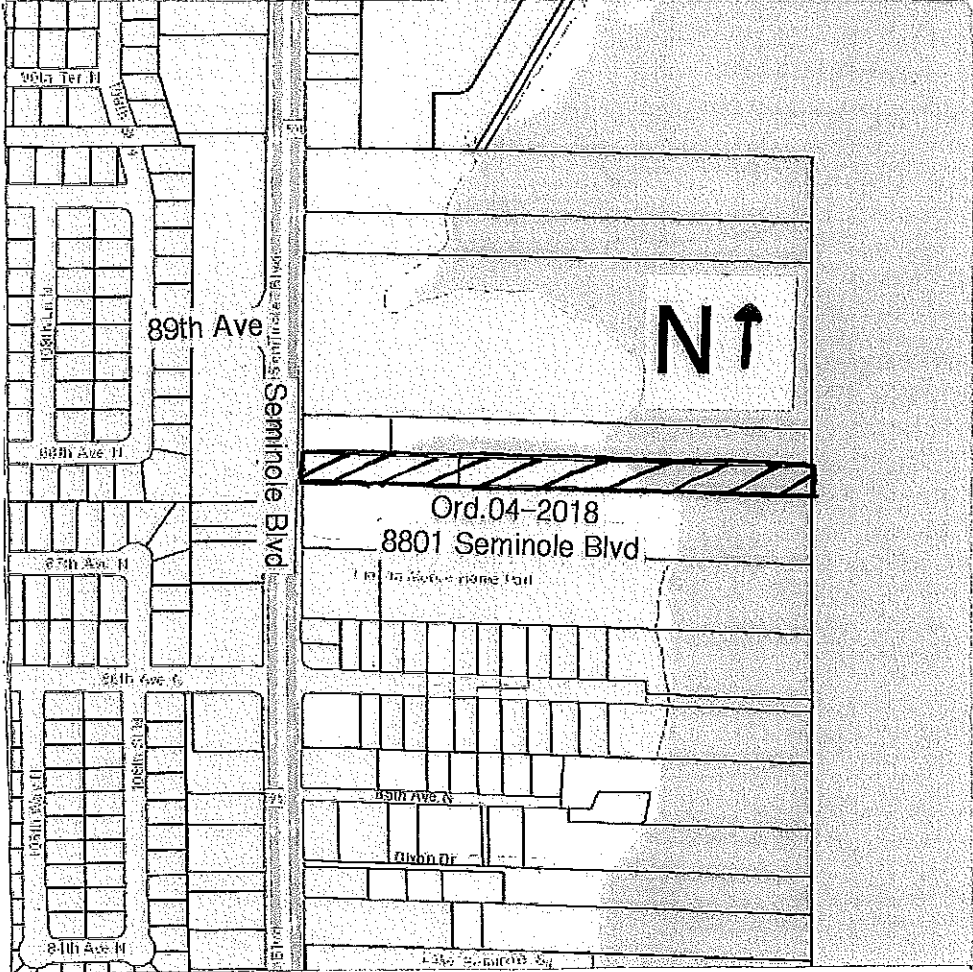
I, Patricia Beliveau, City Clerk of the City of Seminole, Florida, County of Pinellas, State of Florida, a municipal corporation do hereby certify the foregoing and hereto attached is a true and correct copy of Ordinance No. 04-2018 which is on file in the City Clerk's Office:

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

Ord. 04-2018





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Ord. 04-2018
8801 Seminole Blvd

89th Ave

Seminole Blvd

90th Ter

88th Ave

87th Ave

86th Ave

84th Ave

85th Ave

83rd Ave

82nd Ave