

ORDINANCE NO. 2019-____

AN ORDINANCE OF INDIAN RIVER COUNTY, FLORIDA, AMENDING THE ZONING ORDINANCE AND THE ACCOMPANYING ZONING MAP FOR APPROXIMATELY ±4.40 ACRES LOCATED NORTH OF SOUTH DIKE AND DITCH AND EAST OF 27TH AVENUE SW FROM CN, NEIGHBORHOOD COMMERCIAL DISTRICT, TO CL, LIMITED COMMERCIAL DISTRICT; AND ±1.037 ACRES LOCATED WEST OF 27TH AVENUE SW, EAST OF 27TH DRIVE SW, AND APPROXIMATELY 315 FEET NORTH OF 25TH STREET SW FROM CN, NEIGHBORHOOD COMMERCIAL DISTRICT, TO CL, LIMITED COMMERCIAL DISTRICT; AND PROVIDING CODIFICATION, SEVERABILITY, AND EFFECTIVE DATE.

WHEREAS, the Planning and Zoning Commission, sitting as the local planning agency on such matters, held a public hearing and subsequently made a recommendation regarding this rezoning request; and

WHEREAS, the Board of County Commissioners of Indian River County, Florida, did publish and send its Notice of Intent to rezone the hereinafter described property; and

WHEREAS, the Board of County Commissioners held a public hearing pursuant to this rezoning request, at which parties in interest and citizens were heard; and

WHEREAS, the Board of County Commissioners determined that this rezoning is in conformance with the Comprehensive Plan of Indian River County.

NOW, THEREFORE, BE IT ORDAINED by the Board of County Commissioners of Indian River County, Florida, that the zoning of the following described property situated in Indian River County, Florida, to-wit:

THE NORTH 235 FEET OF THE NORTH 513.83 FEET OF THE SOUTH 623.83 FEET OF THE WEST 202.14 FEET OF THE EAST 242.14 FEET OF TRACT 16, SECTION 34, TOWNSHIP 33 SOUTH, RANGE 39 EAST, ACCORDING TO THE LAST GENERAL PLAT OF LANDS OF THE INDIAN RIVER FARMS COMPANY FILED IN PLAT BOOK 2, PAGE 25, OF THE PUBLIC RECORDS OF SAINT LUCIE COUNTY, FLORIDA; SAID LANDS NOW LYING AND BEING IN INDIAN RIVER COUNTY, FLORIDA.

LESS ROAD RIGHT OF WAY AS RECORDED IN DEED BOOK 41, PAGE 25, AND THE ADDITIONAL RIGHT OF WAY PER PLAT BOOK 14, PAGE 47, ALL OF THE PUBLIC RECORDS OF INDIAN RIVER COUNTY, FLORIDA AND CONTAINING 1.037 ACRES, MORE OR LESS.

Attachment 9

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is changed from CN, Neighborhood Commercial District to CL, Limited Commercial District.

AND

A PARCEL OF LAND BEING A PART OF TRACT 13 (LESS CANAL) IN SECTION 35, TOWNSHIP 33 SOUTH, RANGE 39 EAST, ACCORDING TO LAST GENERAL PLAT OF LANDS OF INDIAN RIVER FARMS COMPANY, AS RECORDED IN PLAT BOOK 2, PAGE 25, PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA; SAID LANDS NOW LYING AND BEING IN INDIAN RIVER COUNTY, FLORIDA, DESCRIBED AS FOLLOWS: BEGINNING AT THE POINT OF INTERSECTION OF THE SOUTH TOWNSHIP LINE OF TOWNSHIP 33 SOUTH, AND THE EAST RIGHT OF WAY LINE OF EMERSON AVENUE, AND RUN NORTH A DISTANCE OF 100 FEET TO THE POINT OF BEGINNING; THENCE RUN EAST A DISTANCE OF 647.50 FEET; THENCE RUN NORTH A DISTANCE OF 307.63 FEET; THENCE RUN WEST A DISTANCE OF 647.50 FEET; THENCE RUN SOUTH A DISTANCE OF 307.63 FEET TO THE POINT OF BEGINNING. SAID LAND CONTAINING 4.40 ACRES, MORE OR LESS.

is changed from CN, Neighborhood Commercial District to CL, Limited Commercial District.

All with the meaning and intent and as set forth and described in said Land Development Regulations.

This ordinance shall become effective upon filing with the Department of State.

Approved and adopted by the Board of County Commissioners of Indian River County, Florida, on this 5th day of November, 2019.

This ordinance was advertised in the Press-Journal on the 20th day of October 2019, for a public hearing to be held on the 5th day of November, 2019 at which time it was moved for adoption by Commissioner _____, seconded by _____, and adopted by the following vote:

Bob Solari, Chairman	_____
Susan Adams, Vice Chairman	_____
Joseph E. Flescher, Commissioner	_____
Tim Zorc, Commissioner	_____
Peter D. O'Bryan, Commissioner	_____

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BOARD OF COUNTY COMMISSIONERS
OF INDIAN RIVER COUNTY

BY: _____
Bob Solari, Chairman

ATTEST BY: _____
Jeffrey Smith, Clerk Of Circuit Court and Comptroller

This ordinance was filed with the Department of State on the following
date: _____

APPROVED AS TO FORM AND LEGAL SUFFICIENCY

William K. DeBraul, Deputy County Attorney

APPROVED AS TO PLANNING MATTERS

Roland DeBlois, AICP; Interim Community Development Director

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