

## ORDINANCE 15-17

**AN ORDINANCE ZONING CERTAIN REAL PROPERTY FOLLOWING ANNEXATION LOCATED AT 2033 BRADY DRIVE WITH DESIGNATED METES AND BOUNDS AND TOTALING APPROXIMATELY 1.85 ACRES, TO AGRICULTURAL RESIDENTIAL (AR) AND CONSERVATION (C) AS SHOWN IN THE ATTACHED EXHIBIT; AND PROVIDING FOR AN EFFECTIVE DATE OF THIS ORDINANCE.**

**WHEREAS**, the owner of the property described herein has requested that the said property be zoned following annexation Agricultural Residential (AR) to a portion of the property and Conservation (C) to the remaining portion; and

**WHEREAS**, the Local Planning Agency of the City of Dunedin, Florida, has duly considered the type of zoning which would be proper on said real property, and has recommended that the zoning request of said owner be granted; and

**WHEREAS**, due and proper public hearing on the said recommended zoning has been conducted by the City Commission and the recommendations of the Local Planning Agency having been found by the Commission to be meritorious; now, therefore,

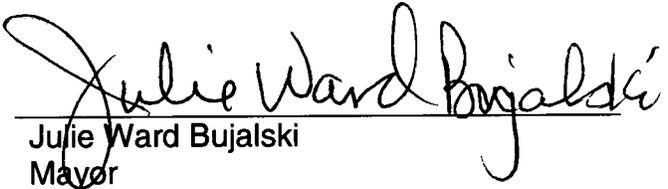
**BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF DUNEDIN, FLORIDA, IN SESSION DULY AND REGULARLY ASSEMBLED:**

**Section 1:** That from and after the effective date of the within Ordinance, the following described real property shall hereby be zoned to Agricultural Residential (AR) and Conservation (C), as said zoning classifications are more particularly described in Dunedin's Land Development Code:

**See Exhibit "A" attached hereto and made a part hereof.**

**Section 2:** This Ordinance shall become effective upon final passage and adoption.

**PASSED AND ADOPTED BY THE CITY COMMISSION OF THE CITY OF DUNEDIN, FLORIDA, THIS 18th day of June, 2015.**

  
Julie Ward Bujalski  
Mayor

ATTEST:

  
Denise M. Kirkpatrick  
City Clerk

READ FIRST TIME AND PASSED: June 04, 2015

READ SECOND TIME AND ADOPTED: June 18, 2015

**PROVIDED BY CLIENT  
LEGAL DESCRIPTION :**

A PARCEL OF LAND LYING IN THE NORTH 1/2 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 24, TOWNSHIP 28 SOUTH, RANGE 15 EAST, PINELLAS COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 24; THENCE NORTH 56°25'27" WEST ALONG THE CENTERLINE OF COUNTY ROAD NO. 97A, 588.20 FEET; THENCE SOUTH 00°34'33" WEST 20.00 FEET TO THE SOUTHERLY RIGHT-OF-WAY LINE OF COUNTY ROAD NO. 97A AND THE POINT OF BEGINNING; THENCE NORTH 89°24'25" WEST ALONG SAID SOUTHERLY RIGHT-OF-WAY 308.93 FEET; THENCE SOUTH 00°23'03" EAST 241.75 FEET; THENCE SOUTH 89°23'25" EAST 149.15 FEET; THENCE SOUTH 00°36'35" WEST 28.72 FEET; THENCE SOUTH 89°23'25" EAST 40.62; THENCE NORTH 00°36'35" EAST 28.72 FEET; THENCE SOUTH 89°23'25" EAST 96.40 FEET; THENCE NORTH 06°24'39" EAST 12.77 FEET; THENCE SOUTH 89°24'36" EAST 95.05 FEET TO THE CENTERLINE OF JERRY BRANCH CREEK; THENCE ALONG SAID CENTERLINE THE FOLLOWING COURSES, NORTH 12°54'42" WEST 39.33 FEET, NORTH 28°39'25" WEST 38.67 FEET, NORTH 06°41'55" WEST 46.88 FEET, NORTH 11°14'44" WEST 22.65 FEET, NORTH 30°11'59" WEST 36.56 FEET, NORTH 23°45'19" WEST 41.20 FEET, NORTH 14°40'20" WEST 20.21 FEET TO SAID SOUTHERLY RIGHT-OF-WAY LINE AND THE POINT OF BEGINNING.

**Map Legend – Land Use**  
A-E = Agricultural Estate Residential

