ORDINANCE 18-13

AN ORDINANCE REZONING CERTAIN REAL PROPERTY LOCATED AT 1722 CURLEW ROAD (PARCEL NUMBER 13-28-15-00000-310-0300) FROM SINGLE-FAMILY RESIDENTIAL (R100) TO MULTI-FAMILY RESIDENTIAL (MF-12.5); AND PROVIDING FOR AN EFFECTIVE DATE OF THIS ORDINANCE.

WHEREAS, the owner of the property described herein has requested that the property described herein be rezoned from Single-Family Residential (R100) to Multi-Family Residential (MF-12.5); 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 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 rezoned from Single-Family Residential (R100) to Multi-Family Residential (MF-12.5), as said zoning classification is 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 23rd day of August, 2018.

Julie Ward Bujalski
Mayor

ATTEST:

Denise Kirkpatrick
City Clerk

READ FIRST TIME AND PASSED: June 7, 2018

READ SECOND TIME AND ADOPTED: August 23, 2018

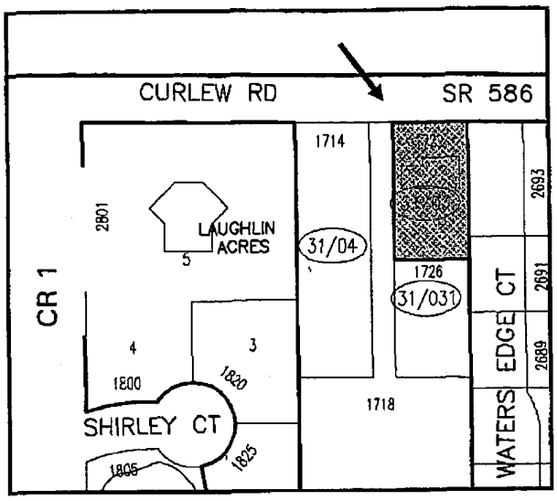
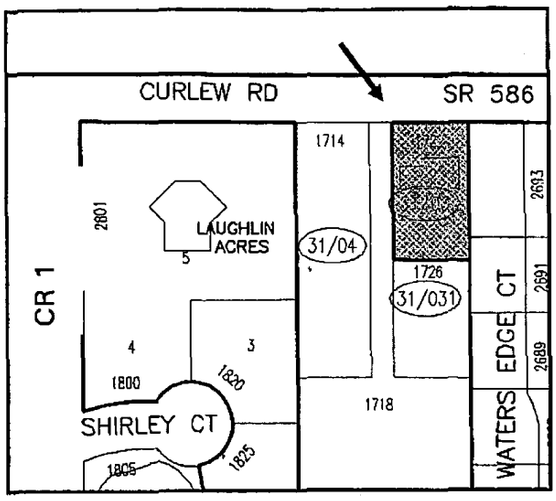


Exhibit "A"

A tract of land located in the Southwest 1/4 of Section 13, Township 28 South, Range 15 East, Pinellas County, Florida, being more particularly described as follows:

Begin at the Northwest corner of the Northeast Quarter (NE 1/4) of the Southwest Quarter (SW 1/4) of said Section 13, Township 28 South, Range 15 East; and run thence South 89 deg 38'47" East, along the centerline of Curlew Road a distance of 465.89 feet; run thence South 0 deg 14'16" East, a distance of 50.00 feet to the South right of way line of Curlew Road for the Point of Beginning; and from the Point of Beginning thus established, continue South 0 deg 14'16" East, a distance of 145.00 feet; run thence North 89 deg 38'47" West a distance of 80.00 feet; run thence North 0 deg 14'16" West a distance of 145.00 feet; run thence South 89 deg 38'47" East, a distance of 80.00 feet along the South right of way line of Curlew Road to the established Point of Beginning.

Together with an easement to be shared in common with others for the purpose of Ingress and Egress to Curlew Road over a strip of land 25.0 feet in width extending from the Southwest corner of the above described lands and running in a Northerly direction to Curlew Road. The Easterly boundary of said easement to be the Westerly boundary of the above described lands.



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