

RESOLUTION CHANGING THE ZONING CLASSIFICATION OF APPROXIMATELY 64 ACRES COMPRISING THE GREATER DOWNTOWN PALM HARBOR AREA, CENTERED AROUND THE INTERSECTION OF ALTERNATE US-19 AND FLORIDA AVENUE; PAGES 73, 74, 75 & 76 OF THE ZONING ATLAS, AS BEING IN SECTION 1 & 2, TOWNSHIP 28, RANGE 15; FROM OPH-D, OLD PALM HARBOR DOWNTOWN, C-2, GENERAL COMMERCIAL & SERVICES, C-2-H, GENERAL COMMERCIAL SERVICES-HISTORIC PRESERVATION OVERLAY, R-3, SINGLE FAMILY RESIDENTIAL, R-4, ONE, TWO & THREE FAMILY RESIDENTIAL, LO, LIMITED OFFICE, GO, GENERAL OFFICE, C-1, NEIGHBORHOOD COMMERCIAL, E-1, EMPLOYMENT 1, E-1-CO, EMPLOYMENT 1-CONDITIONAL OVERLAY & E-2, EMPLOYMENT 2 TO DPH-FBC, DOWNTOWN PALM HARBOR - FORM BASED CODE DISTRICT; UPON APPLICATION OF THE PINELLAS COUNTY HOUSING AND COMMUNITY DEVELOPMENT DEPARTMENT, CASE NO. Z/LU-28-11-19.

WHEREAS, Pinellas County has petitioned the Board of County Commissioners of Pinellas County to change the zone classification of the real property hereinafter described from OPH-D, Old Palm Harbor Downtown, C-2, General Commercial & Services, C-2-H, General Commercial Services-Historic Preservation Overlay, R-3, Single Family Residential, R-4, One, Two & Three Family Residential, LO, Limited Office, GO, General Office, C-1, Neighborhood Commercial, E-1, Employment 1, E-1-CO, Employment 1-Conditional Overlay & E-2, Employment 2 to DPH-FBC, Downtown Palm Harbor Form Based Code District; and

WHEREAS, legal notice of public hearing on such proposed change of zone classifications was duly published as required by law, as evidenced by publisher's affidavit filed with the Clerk; and

WHEREAS, said public hearings have been held on the date and at the time specified in said published notices at which citizens and interested persons have been given opportunity to be heard, and all requirements of law and of rules promulgated by this Board have been complied with; and

WHEREAS, this Board has determined that the zone classifications of said property should be changed.

NOW THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Pinellas County in regular session duly assembled this 24th day of August 2021 that the zone classifications of the following described real property in Pinellas County, Florida, to wit:

EXHIBIT "A"

be, and the same is hereby changed from OPH-D, Old Palm Harbor Downtown, C-2, General Commercial & Services, C-2-H, General Commercial Services-Historic Preservation Overlay, R-3, Single Family Residential, R-4, One, Two & Three Family Residential, LO, Limited Office, GO, General Office, C-1, Neighborhood Commercial, E-1, Employment 1, E-1-CO, Employment 1-Conditional Overlay & E-2, Employment 2 to DPH-FBC, Downtown Palm Harbor Form Based Code District (approximately 64 acres) in Case Number Z/LU-28-11-19.

The effective date of this Resolution is subject to the adoption of and is concurrent with the effective date of Case No. LDR-27-11-19.

Commissioner Long offered the foregoing resolution and moved its adoption, which was seconded by Commissioner Peters upon the roll call the vote was:

Ayes: Justice, Gerard, Long, Peters, and Seel.

Nays: None.

Absent and not voting: Eggers and Flowers.

APPROVED AS TO FORM

By: David S. Sadowsky
Office of the County Attorney

EXHIBIT "A"

Commence at the SE corner of the East ½ of East ½ of SE ¼ of NE ¼ of Section 2, Township 28 North, Range 15 East and run S 89° 30' 47" W, 1,025.95 feet; thence N 0° 18' 50" W, 470.64 feet to the Point of Beginning; thence S 0° 11' 30" E, 311.73 feet; thence S 88° 25' 43" W, 120.34 feet; thence S 89° 34' 35" W, 440.48 feet; thence S 0° 53' 13" W, 131.50 feet; thence N 89° 11' 35" E, 28.90 feet; thence S 0° 24' 7" E, 78.61 feet; thence S 88° 56' 21" W, 59.58 feet; thence S 89° 49' 30" W, 309.82 feet; thence S 0° 12' 37" E, 269.84 feet; thence S 0° 14' 19" E, 110.18 feet; thence S 0° 11' 24" E, 200.31 feet; thence S 0° 19' 59" E, 819.31 feet; thence S 0° 14' 0" E, 114.63 feet; thence N 89° 45' 16" E, 379.93 feet; thence S 1° 7' 24" E, 10.33 feet; thence N 89° 53' 36" E, 520.11 feet; thence S 0° 19' 45" E, 123.89 feet; thence S 0° 15' 22" E, 194.61 feet; thence N 89° 50' 48" E, 324.99 feet; thence N 89° 42' 31" E, 355.11 feet; thence N 89° 41' 10" E, 439.54 feet; thence N 0° 20' 34" W, 195.06 feet; thence 89° 31' 14" E, 55.14 feet; thence N 0° 12' 8" W, 134.91 feet; thence N 89° 41' 24" W, 183.75 feet; thence N 0° 11' 2" W, 114.63 feet; thence S 89° 57' 38" W, 165.07 feet; thence N 0° 8' 44" W, 187.57 feet; thence N 84° 48' 20" W, 1.25 feet; thence N 1° 34' 28" W, 107.36 feet; thence N 2° 16' 39" E, 79.93 feet; thence N 0° 14' 43" W, 609.57 feet; thence N 89° 15' 56" E, 39.94 feet; thence N 0° 10' 42" W, 134.76 feet; thence N 90° 0' 0" E, 30.06 feet; thence N 0° 21' 35" W, 50.07 feet; thence N 89° 54' 28" W, 65.16 feet; thence N 0° 44' 16" W, 24.41 feet; thence S 89° 54' 35" W, 135.01 feet; thence S 1° 13' 55" W, 9.89 feet; thence S 89° 46' 40" W, 659.47 feet; thence S 89° 44' 57" W, 405.08 feet to the Point of Beginning containing 63.80 acres more or less.