

CITY OF DUNEDIN
PO Box 1348
Dunedin, FL 34697-1348
727-298-3000
www.dunedingov.com



December 11, 2019

Mr. Barry A. Burton
County Administrator
Pinellas County Board of County Commissioners
315 Court Street
Clearwater, FL 33756

RECEIVED
BOARD OF
2019 DEC 18 AM 11:35
BOARD OF COUNTY
COMMISSIONERS
PINELLAS COUNTY FLORIDA

Re: Submittal of Voluntary Annexation Petition to Pinellas County

Dear Mr. Burton:

Please be advised that the City of Dunedin is proceeding with the voluntary annexation of the following property. The first reading of the annexation ordinance will be at City Commission meeting on Thursday, February 6, 2020.

Owner:	ROA Eiseman Holding LLC
Applicant/Representative:	Steve Eiseman / Matthew R Ivie
Project Name:	Annexation into the City of Dunedin
Address:	2033 Lynnwood Court
Parcel Number(s):	24-28-14-00000-130-0200
Land Use Designation:	Residential Rural/Preservation/Residential Suburban (RR/P/RS)(County) to Residential Suburban (RS)(City) for both sides of the Creek, and Preservation (P) for the Creek area (City)
Ordinance Number:	20-01
Local Planning Agency:	January 8, 2020
Public Hearing First Reading:	February 6, 2020
Public Hearing Second Reading:	February 20, 2020

Copies of this application, map, and legal description are enclosed. Please feel free to contact me if any further information is required.

Sincerely,

A handwritten signature in blue ink that reads "Joan McHale".

Joan McHale
Business Manager
(727) 298-3198
jmchale@dunedinfl.net

"The City of Dunedin does not discriminate on the basis of race, color, national origin, sex, religion, age, political affiliation, marital status, sexual orientation and disabled status in employment or the provision of services"

APPLICATION NO. 20-02 ANLUPZ

DATE REC'D 11-22-19 FEE Ø

PROJECT NAME: 2033 Lynnwood Court

OWNER	NAME <u>ROA Eiseman Holding, LLC</u>	EMAIL ADDRESS <u>sneiseman@yahoo.com</u>
	ADDRESS <u>1667 Hobbit Road</u>	CITY <u>Dunedin</u> STATE <u>FL</u>
	ZIP CODE <u>34698</u>	PHONE (1) <u>727-804-4192</u> (2) _____

APPLICANT	NAME <u>Steve Eiseman</u>	COMPANY <u>Colonial Construction</u>
	ADDRESS <u>513 Magnolia Ave.</u>	CITY <u>Palm Harbor</u> STATE <u>FL</u>

REPRESENTATIVE	NAME <u>Matthew R. Ivie, P.E.</u>	COMPANY <u>Ayres Associates, Inc</u>
	ADDRESS <u>8875 Hidden River Parkway, Suite 200</u>	CITY <u>Tampa</u> STATE <u>FL</u>
	ZIP CODE <u>33637</u>	PHONE (1) <u>813-978-8688</u> (2) _____
	E-MAIL <u>lvieM@AyresAssociates.com</u>	FAX _____

PROPERTY LOCATION 2033 Lynnwood Court PARCEL ID 24-28-1500000-130-0200

GROSS ACRES 4.2 DOES THE APPLICANT/OWNER HAVE ANY OWNERSHIP INTEREST IN CONTIGUOUS PROPERTY? YES NO

CURRENT LAND USE RR CURRENT ZONING R-A

REASON FOR REQUESTING ANNEXATION/LAND USE PLAN/ZONING CHANGE:
Landowner intends to divide the parcel into single family residential lots.

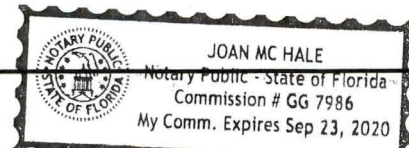
LIST ALL INDIVIDUALS AND ENTITIES WITH AN OWNERSHIP INTEREST IN THE PROPERTY. LIST SHOULD INCLUDE, WITHOUT LIMITATION, ANY AND ALL GENERAL PARTNERS, CORPORATE OFFICERS, AND MANAGERS OF LIMITED LIABILITY COMPANIES. PLEASE DISCLOSE ANY INTEREST

I certify that this application and all supplemental data is a true representation of the facts concerning this request. In the event that the applicant/representative is different from the owner, I hereby authorize Matthew R. Ivie, P.E. to act on my behalf in representing this petition.

The filing of this application does not constitute automatic approval. Approval of this application by the LPA and City Commission, if granted, is not the final approval of the project. The purpose of design review is to quickly gain support for the project before it enters the more costly technical site infrastructure permit process. If the request is approved, I will obtain all necessary permits and comply with all applicable codes and regulations pertaining to the use of the subject property.

DATE 11/22/19 SIGNATURE OF OWNER/TRUSTEE [Signature]

NOTARY	The foregoing instrument was acknowledge before me on this <u>22nd</u> day of <u>November</u> , 20 <u>19</u> by <u>Steve Eiseman</u> (applicant), who is personally known to me or has produced <u>FL DL EASS 79460470</u> as identification.
	<u>[Signature]</u> (Signature of Notary)



Annexation into City of Dunedin
APPLICATION AN-LUP-ZO 20-02
2033 LYNNWOOD COURT
PARCEL 24-28-15-00000-130-0200

Legal Description

From the Northeast corner of the SW ¼ of the NE ¼ of Section 24, Township 28 South, Range 15 East, run thence South 0 degrees 21'56" East, 520.08 feet along the boundary of said SW ¼ of the NE ¼, being the west boundary of the plat of Spanish Acres as recorded in Plat Book 70, page 95, Public Records of Pinellas County, Florida; thence North 89 degrees 23'38" West, 670.44 feet along the South boundary of the plat of Lynnwood – Unit One, as recorded in Plat Book 78, page 98, Public Records of Pinellas County, Florida, for a Point of Beginning; thence from this P.O.B. continue North 89 degrees 23'38" West, 665.28 feet; thence North 0 degrees 23'27" West, 278.90 feet along the N-S centerline of said Section 24; thence South 89 degrees 23'38" East, 665.27 feet; thence South 0 degrees 23'41" East, 278.90 feet along the West boundary of said Lynnwood – Unit One to the Point of Beginning, Public Records of Pinellas County, Florida.

