



# CITY OF SEMINOLE

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November 18, 2021

Clerk of the Circuit Court  
315 Court Street  
Board Records – 5<sup>th</sup> Floor  
Clearwater, Florida 33756

Re: Annexation

Please be advised that the Seminole City Council, during their regular meeting of November 16, 2021, adopted the following Ordinance, annexing into the corporate limits of the City of Seminole, the described parcels of properties contained herein, by voluntary annexation in accordance with Chapter 171 of the Florida Statutes:

Ordinance No. 16-2021 – Property Located at 11076 – 69<sup>th</sup> Avenue North.

A copy of the Ordinance is enclosed. Should you have any questions, please do not hesitate to contact me at 727.391.0204 ext. 102.

Sincerely,

*Ann Marie Mancuso*

Ann Marie Mancuso, CMC  
City Clerk

Enclosures: Copy of Ordinance No. 16-2021

**ORDINANCE NO. 16-2021**

**AN ORDINANCE OF THE CITY OF SEMINOLE, FLORIDA, ANNEXING A 0.48 ACRE PARCEL OF UNINCORPORATED PINELLAS COUNTY, FLORIDA INTO THE CITY OF SEMINOLE WHICH PARCEL IS LOCATED ON THE SOUTH SIDE OF 69<sup>TH</sup> AVENUE NORTH, APPROXIMATELY 305 FEET EAST OF 110<sup>TH</sup> STREET NORTH, AT 11076 69<sup>TH</sup> AVENUE NORTH (PIN #: 34/30/15-75366-000-0020), AND WHICH IS CONTIGUOUS TO THE CITY OF SEMINOLE; REDEFINING THE BOUNDARY LINES OF THE CITY OF SEMINOLE, FLORIDA TO INCLUDE SAID PARCEL; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE**

**WHEREAS**, Patricia Smith is the owner of the property located at 11076 69<sup>th</sup> Avenue North, and otherwise described as LOT 2 & 2A, RIDGEWOOD LAKES UNIT 2, which property is to be annexed herein, pursuant to the petition for voluntary annexation signed by the owner(s), and requesting that this property be annexed into the City of Seminole; and

**WHEREAS**, the requirements of Chapter 171, Florida Statutes, pertaining to voluntary annexations, have been complied with, in that:

- (a) The property described herein which is the subject of this annexation ordinance is contiguous to the City of Seminole, is reasonably compact and does not create an enclave.
- (b) The City of Seminole, within ten (10) calendar days prior to the publishing the ordinance notice of said annexation, provided Pinellas County by certified mail a copy of the notice of annexation ordinance, a legal description/parcel identification, and map of said property to be annexed.

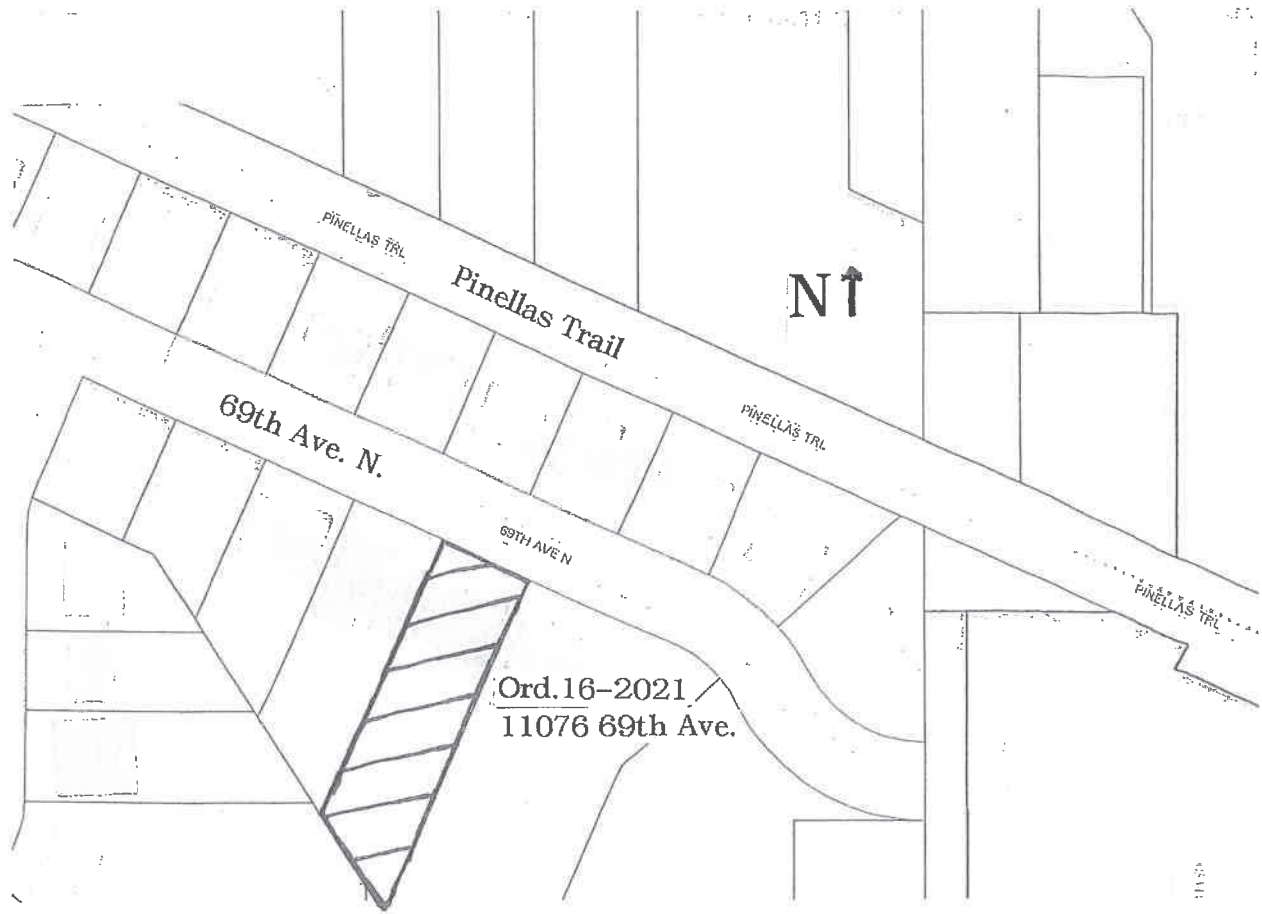
**WHEREAS**, this annexation is in the best interest of the City of Seminole and the property owner(s).

**NOW, THEREFORE, BE IT ORDAINED**, by the City of Seminole, Florida, as follows:

- Section 1. The property to be annexed herein, all of which heretofore was situated in the unincorporated area of Pinellas County, is contiguous to the City of Seminole, is reasonably compact and does not create an enclave.
- Section 2. The City of Seminole acting by and through its City Council, under the authority of Chapter 171 Florida Statutes, hereby annexes into the corporate limits of the City of Seminole, Florida the following described property and accordingly redefines the boundaries of said City to include the following:  
Lot 2 & 2A, RIDGEWOOD LAKES UNIT 2, according to that certain plat as recorded in the Public Records of Pinellas County, Florida, described as follows:

Commencing at the northwest corner of Lot 2 & 2A, Ridgewood Lakes Unit 2 subdivision, as described in Plat Book 58, Page 60 as the point of beginning (POB); Thence east from the northwest corner of Lot 2 & 2A along the northerly lot line of Lot 2 & 2A a distance of approximately 75 ft. to the northeast corner of Lot 2 & 2A to a point; thence south from the northeast corner of Lot 2 & 2A along the easterly lot line of Lot 2 & 2A a distance of approximately 279 ft. to the southeast corner of Lot 2 & 2A to a point; Thence west along the southerly lot line of Lot 2 & 2A a distance of approximately 90 ft. to the southwest corner of Lot 2 & 2A to a point; Thence north from the southwest corner of Lot 2 & 2A along the westerly boundary of Lot 2 & 2A a distance of approximately 230 ft. to the northwest corner of Lot 2 & 2A to the POB (0.48 acres MOL)

- Section 3. The legal description of the City of Seminole contained in the City Charter and all official City maps and other official documents shall be amended accordingly.
- Section 4. The provisions of this ordinance are found and determined to be consistent with the City of Seminole Comprehensive Plan. The City Council hereby accepts the dedication of all easements, rights-of-way and other dedications to the public which have heretofore been made by plat, deed or user within the annexed properties.
- Section 5. The land herein annexed is designated as Residential Low (RL) and Water (W) on the Pinellas County Future Land Use Map and shall be designated on the City's Comprehensive Plan Future Land Use Map as Residential Low (RL) and Water Feature (WF), and the City's Future Land Use Map boundaries shall be redefined to include the property annexed herein.
- Section 6. The land herein annexed is designated as Single Family Residential District (R-3) on the County Zoning Map and shall be designated on the City's Official Zoning Map as Residential Low (RL), and the City's Official Zoning Map boundaries shall be redefined to include the property annexed herein.
- Section 7. It is the intention of the City Council that each provision hereto be considered severable, and, if any section, subsection, sentence, clause, or provision of this Ordinance is held invalid, the remainder of the Ordinance shall not be affected.
- Section 8. This Ordinance shall be published for two consecutive weeks in the newspaper in accordance with the provisions of the Florida Statutes, Section 171.044 - Voluntary Annexation.



PINELLAS TRL

Pinellas Trail

N↑

69th Ave. N.

PINELLAS TRL


69TH AVE N

PINELLAS TRL

Ord. 16-2021  
11076 69th Ave.


Section 9. This ordinance shall take effect immediately upon passage. The City Clerk shall file certified copies of this Ordinance together with the map attached hereto, with the Clerk of the Circuit Court and the County Administrator of Pinellas County, Florida, within 7 days after adoption and shall file a certified copy with the Florida Department of State within 30 days after adoption.

APPROVED ON FIRST READING: October 12, 2021  
PUBLISHED: November 3 and November 10, 2021  
PASSED AND ADOPTED ON  
SECOND AND FINAL READING: November 16, 2021

  
LESLIE WATERS, MAYOR

I, Ann Marie Mancuso, City Clerk of the City of Seminole, Florida, County of Pinellas, State of Florida, a municipal corporation do hereby certify the foregoing and hereto attached is a true and correct copy of Ordinance No. 16-2021 which is on file in the City Clerk's Office:

IN WITNESS WHEREOF, I hereunto set my hand and affixed the seal of the City of Seminole, Pinellas County, Florida, this 16<sup>th</sup> day of November, 2021.

  
Ann Marie Mancuso, City Clerk