

ORDINANCE NO. \_\_\_\_\_

AN ORDINANCE AMENDING THE FUTURE LAND USE MAP OF PINELLAS COUNTY, FLORIDA, BY CHANGING THE LAND USE DESIGNATION OF APPROXIMATELY 1.7 ACRES LOCATED AT 29703 U.S. HIGHWAY 19 NORTH IN UNINCORPORATED CLEARWATER; LOCATED IN SECTION 18, TOWNSHIP 28 SOUTH, RANGE 16 EAST; FROM PRESERVATION TO RESIDENTIAL/OFFICE/RETAIL (0.4 ACRE) AND FROM RESIDENTIAL LOW TO RESIDENTIAL/OFFICE/RETAIL (1.3 ACRES); AND PROVIDING AN EFFECTIVE DATE

WHEREAS, the application for an amendment to the Future Land Use Map of Pinellas County, Florida, hereinafter listed, has been presented to the Board of County Commissioners of Pinellas County; and

WHEREAS, notice of public hearings and advertisements have been given as required by Florida Law; and

WHEREAS, the comments and recommendation of the Local Planning Agency have been received and considered; and

WHEREAS, this is a small-scale development amendment, as defined by Section 163.3187(1), Florida Statutes.

NOW THEREFORE, BE IT ORDAINED by the Board of County Commissioners of Pinellas County, Florida in regular meeting duly assembled this 26<sup>th</sup> day of March 2024, that:

Section 1. The Future Land Use Map of Pinellas County, Florida is amended by redesignating the property described as: Approximately 1.7 acres located at 29703 US Highway 19 North in unincorporated Clearwater, referenced as Case FLU-23-06, upon application of Team Savage, Inc. through Katie Cole, Hill Ward Henderson, Daniel Bergin, P.E., Civil On Demand, LLC, Representatives, from Preservation to Residential/Office/Retail (0.4 acre) and from Residential Low to Residential/Office/Retail (1.3 acres). See Attachment "A" for the Legal Description.

Section 2. This amendment shall be transmitted to the Pinellas Planning Council for action to amend the Countywide Future Land Use Plan, from Preservation and Residential Low Medium to Retail & Services to maintain consistency with said Plan.

Section 3. This Ordinance shall take effect upon:

- a) Receipt of notice from the Secretary of State that the Ordinance has been filed is received; and
- b) Approval by the Countywide Planning Authority of the requisite amendment of the Countywide Future Land Use Plan submitted herein pursuant to Chapter 2012-245, Laws of Florida.
- c) Pursuant to Section 163.3187(5)(c), Florida Statutes, this amendment shall become effective upon 31 days following its adoption. If timely challenged, this amendment shall not become effective until the state land planning agency or the Administration Commission issues a final order determining the adopted small-scale amendment is in compliance. No development orders, development permits, or land uses dependent on this Amendment may be issued or commence before the amendment has become effective.

## **ATTACHMENT “A”**

## **Legal Descriptions:**

### **PARCEL #1:**

PARCEL ID: 18-28-16-20106-021-0010

OWNER: TEAM SAVAGE, INC

ADDRESS: 29747 US HIGHWAY 19 N, CLEARWATER, FL 33761

LEGAL DESCRIPTION: CURLEW CITY BLK U, LOT 1

### **PARCEL #2:**

PARCEL ID: 18-28-16-00000-430-0100

OWNER: TEAM SAVAGE, INC

ADDRESS: 29703 US HIGHWAY 19 N, CLEARWATER, FL 33761

LEGAL DESCRIPTION: E 450FT OF W 550FT OF N 165FT OF S 330FT OF SE 1/4 OF SEC 18-28-16 SUBJ TO RD ESMT OVER S 15FT THEREOF PER DEED 1588/511

### **PARCEL #3:**

PARCEL ID: 18-28-16-00000-430-0200

OWNER: G4 LANDWERKS, LLC

ADDRESS: 29661 US HIGHWAY 19 N, CLEARWATER, FL 33761

LEGAL DESCRIPTION: E 140FT OF W 240FT OF S 165FT OF SW 1/4 OF SE 1/4 OF SEC 18-28-16 SUBJ TO RD ESMT OVER N 15FT THEREOF PER DEED 1588/511

### **PARCEL #4:**

PARCEL ID: 18-28-16-00000-430-0300

OWNER: TEAM SAVAGE, INC

ADDRESS: 2433 HIGHLAND ACRES DR., CLEARWATER, FL

LEGAL DESCRIPTION: E 70FT OF W 310FT OF S 165 FT OF SE 1/4 OF SEC 18-28- 16 SUBJ TO ESMT OVER N 15FT THEREOF PER DEED 1588/511

### **PARCEL #5:**

PARCEL ID: 18-28-16-00000-430-0400

OWNER: G4 LANDWERKS, LLC

ADDRESS: 2437 HIGHLAND ACRES DR., CLEARWATER, FL 33761

LEGAL DESCRIPTION: E 60FT OF W 370FT OF S 165 FT OF SE 1/4 OF SEC 18-28- 16 SUBJ TO ESMT OVER N 15FT THEREOF PER DEED 1588/511

### **PARCEL #6:**

PARCEL ID: 18-28-16-00000-430-0700

OWNER: Rose and Randy Marsala

ADDRESS: 2441 HIGHLAND ACRES DR., CLEARWATER, FL 33761

LEGAL DESCRIPTION: E 120FT OF W 490FT OF S 165FT OF SE 1/4 OF SEC 18- 28-16 SUBJ TO ESMT OVER N 15FT THEREOF PER DEED 1588/511