

RESOLUTION NO. _____

RESOLUTION CHANGING THE ZONING CLASSIFICATION OF A PORTION OF APPROXIMATELY 36.09 ACRES LOCATED AT 500 ANCLOTE ROAD IN THE UNINCORPORATED AREA OF TARPON SPRINGS; PAGE 4 OF THE ZONING ATLAS, AS BEING IN SECTION 02, TOWNSHIP 27, RANGE 15; FROM M-1, LIGHT MANUFACTURING & INDUSTRY TO R-5, URBAN RESIDENTIAL (11.23 ACRES) AND A DEVELOPMENT AGREEMENT LIMITING THE USE OF THE INDUSTRIAL PORTION (24.86 ACRES) OF THE SUBJECT PROPERTY (PARCEL 02/27/18/90810/000/0010) (36.09 ACRES) TO THOSE USES PERMITTED BY THE EMPLOYMENT FUTURE LAND USE MAP CATEGORY, REQUIRING A MINIMUM 20 FOOT SEPARATION BETWEEN INDUSTRIAL AND RESIDENTIAL PRINCIPAL USE STRUCTURES, AND LIMITING BUILDING INTENSITIES AND HEIGHT TO THOSE PERMITTED BY THE PROPERTY'S ZONING AND LAND USE DESIGNATIONS; UPON APPLICATION OF ANCLOTE ROAD INDUSTRIAL PARK, INC. THROUGH GEORGE P. STAMAS OR PAUL J. WIKLE, AND KATIE E. COLE, ESQ., REPRESENTATIVES, Z/LU-5-3-17

WHEREAS, Anclothe Road Industrial Park, Inc., Owner of the property hereinafter described, has petitioned the Board of County Commissioners of Pinellas County to change the zone classification of a portion of the real property hereinafter described from M-1, Light Manufacturing & Industry to R-5, Urban Residential (11.23 acres), and a Development Agreement limiting the use of the industrial portion (24.86 acres) of the subject property (parcel 02/27/15/90810/000/0010) (36.09 acres) to those uses permitted by the Employment Future Land Use Map category, requiring a minimum 20 foot separation between industrial and residential principal use structures, and limiting building intensities and height to those permitted by the property's zoning and land use designations; and

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

WHEREAS, said public hearing has been held on the date and at the time specified in said published notice 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 classification 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 25th day of April 2017 that the zone classification of a portion of the following described real property in Pinellas County, Florida, to wit:

See Attached Exhibits "A & B"

be, and the same is hereby changed from M-1, Light Manufacturing & Industry to R-5, Urban Residential (11.23 acres), and a Development Agreement limiting the use of the industrial portion (24.86 acres) of the subject property (parcel 02/27/15/90810/000/0010) (36.09 acres) to those uses permitted by the Employment Future Land Use Map category, requiring a minimum 20 foot separation between industrial and residential principal use structures, and limiting building intensities and height to those permitted by the property's zoning and land use designations, Z/LU-5-3-17, subject to an amendment to the Pinellas County Future Land Use Map from Employment to Residential Low (11.23 acres).


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

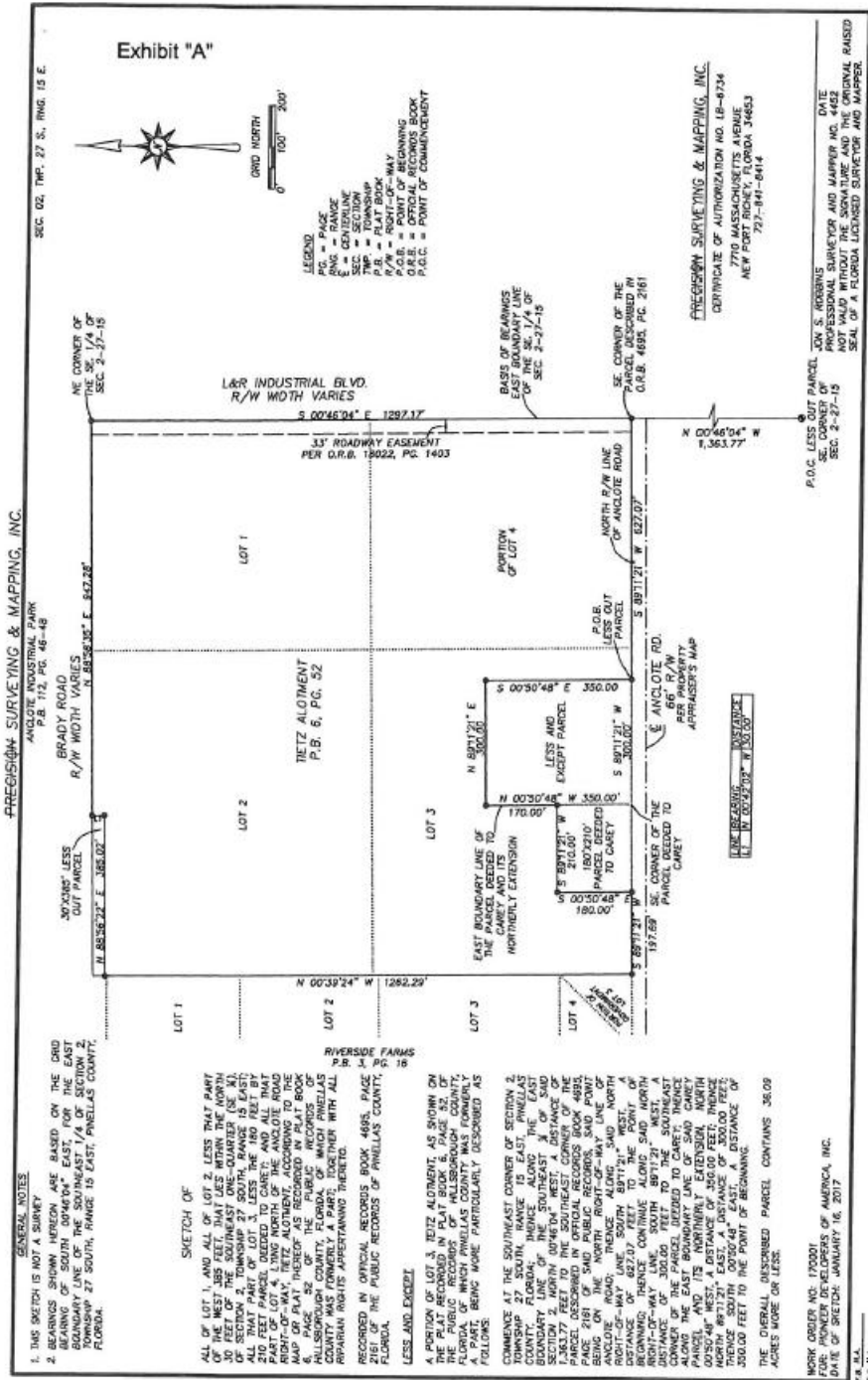
Ayes:

Nays:

Absent and not voting:

APPROVED AS TO FORM

By: 
Office of the County Attorney



PRECISION SURVEYING & MAPPING, INC.
 ANGLIOTE INDUSTRIAL PARK
 P.B. 112, PG. 48-49

SEC. 02, TWP. 27 S., RING. 15 E.

Exhibit "A"



- LEGEND
- P.G. = PAGE
 - RNG. = RANGE
 - GEN. LINE = GENERAL LINE
 - SEC. = SECTION
 - TWP. = TOWNSHIP
 - P.B. = PLAT BOOK
 - P.O.B. = POINT OF BEGINNING
 - O.R.B. = OFFICIAL RECORDS BOOK
 - P.O.C. = POINT OF COMMENCEMENT

GENERAL NOTES

1. THIS SKETCH IS NOT A SURVEY
2. BEARINGS SHOWN HEREON ARE BASED ON THE GRID BEARING OF SOUTH 00°46'04" EAST, FOR THE EAST BOUNDARY LINE OF THE SOUTHEAST 1/4 OF SECTION 2, TOWNSHIP 27 SOUTH, RANGE 15 EAST, PINELLAS COUNTY, FLORIDA.

SKETCH OF

ALL OF LOT 1, AND ALL OF LOT 2, LESS THAT PART OF THE LOT 1 AND LOT 2 THAT LIES WITHIN THE NORTH 1/2 SECTION 2, TOWNSHIP 27 SOUTH, RANGE 15 EAST, PINELLAS COUNTY, FLORIDA, AND THAT PART OF LOT 3, LESS THE 180 FEET BY 350 FEET PORTION OF SAID LOT 3, WHICH IS THE EAST PART OF LOT 4, LYING NORTH OF THE ANGLIOTE ROAD RIGHT-OF-WAY, TIETZ ALLOTMENT, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 488, PAGE 52 OF THE PUBLIC RECORDS OF PINELLAS COUNTY, HILLSBOROUGH COUNTY, FLORIDA, OF WHICH PINELLAS COUNTY WAS FORMERLY A PART, TOGETHER WITH ALL IMPROVEMENT RIGHTS APPERTAINING THEREIN.

RECORDED IN OFFICIAL RECORDS BOOK 488, PAGE 52 OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA.

LESS AND EXCEPT

A PORTION OF LOT 3, TIETZ ALLOTMENT, AS SHOWN ON THE PLAT THEREOF RECORDED IN PLAT BOOK 52, PAGE 52 OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, OF WHICH PINELLAS COUNTY WAS FORMERLY A PART, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

TO COMMENCE AT THE SOUTHWEST CORNER OF SECTION 2, TOWNSHIP 27 SOUTH, RANGE 15 EAST, PINELLAS COUNTY, FLORIDA, HENCE S 89°12'21" W, A DISTANCE OF 170.00 FEET TO THE SOUTHWEST CORNER OF SAID PARCEL DESCRIBED IN OFFICIAL RECORDS BOOK 488, PAGE 2181 OF SAID PUBLIC RECORDS, SAID POINT OF BEGINNING OR POINT OF COMMENCEMENT; HENCE ALONG SAID ANGLIOTE ROAD, THENCE CONTAINING SAID PARCEL TO THE RIGHT-OF-WAY LINE, SOUTH 89°12'21" WEST, A DISTANCE OF 350.00 FEET TO THE POINT OF BEGINNING; HENCE CONTAINING SAID PARCEL TO THE RIGHT-OF-WAY LINE, SOUTH 89°12'21" WEST, A DISTANCE OF 350.00 FEET TO THE SOUTHWEST CORNER OF SAID PARCEL DESCRIBED IN OFFICIAL RECORDS BOOK 488, PAGE 2181 OF SAID PUBLIC RECORDS, HENCE ALONG THE EAST BOUNDARY LINE OF SAID CHARTERED PARCEL AND ITS NORTHERLY EXTENSION, NORTH 00°50'48" EAST, A DISTANCE OF 350.00 FEET, HENCE ALONG THE EAST BOUNDARY LINE OF SAID CHARTERED PARCEL AND ITS NORTHERLY EXTENSION, NORTH 00°50'48" EAST, A DISTANCE OF 350.00 FEET TO THE POINT OF BEGINNING.

THE OVERALL DESCRIBED PARCEL CONTAINS 36.09 ACRES MORE OR LESS.

WORK ORDER NO. 170001
 FOUR HONOR DEEDS OF AMERICA, INC.
 DATE OF SKETCH: JANUARY 16, 2017

P.S. M.A.
 DATE

PRECISION SURVEYING & MAPPING, INC.
 DORVILLE OF AUTHORIZATION NO. LE-9734
 7770 MASSACHUSETTS AVENUE
 NEW FORT RICHEY, FLORIDA 34463
 727-841-8414

DATE
 PROFESSIONAL SURVEYOR AND MAPPER NO. 12568
 NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

DRAWN BY: J.A.S.
 DATE

Exhibit "B"

