

PUBLIC NOTICE

A Planning & Zoning Board meeting has been scheduled for Tuesday, July 5th, 2011 at 3:00 P.M. before the City of Wildwood Planning & Zoning Board/Special Magistrate. This hearing will be held in the City Hall Commission Chamber, 100 North Main Street, Wildwood, Florida to discuss the following case:

CASE NUMBER: SP1102-02

APPLICANT: Bill Keen

OWNER: Bill Keen

GENERAL DESCRIPTION: Parcel Number: D18=088

DESCRIPTION:

3.1 Acres; COMMENCE AT THE NORTHWEST CORNER OF SOUTHWEST 1/4 OF NORTHEAST 1/4 OF SECTION 18, TOWNSHIP 18 SOUTH, RANGE 23 EAST FOR A POINT OF REFERENCE; THENCE RUN S00°05'07"W ALONG THE WEST LINE OF SOUTHWEST 1/4 OF NORTHEAST 1/4 OF SAID SECTION 18 A DISTANCE OF 55.72 FEET; THENCE RUN S89°58'07"E ALONG THE SOUTH RIGHT OF WAY LINE OF HIGHWAY C-466, A DISTANCE OF 431.71 FEET TO THE POINT OF BEGINNING; (1) THENCE CONTINUE S89°58'07"E ALONG THE SOUTH RIGHT OF WAY LINE OF HIGHWAY C-466 A DISTANCE OF 198.18 FEET; (2) THENCE RUN S00°16'17"E, A DISTANCE OF 99.17 FEET; (3) THENCE RUN S00°13'35"E, A DISTANCE OF 572.97 FEET; (4) THENCE RUN S89°47'41"W, A DISTANCE OF 203.56 FEET; (5) THENCE RUN N00°04'40"E [A] DISTANCE OF 671.50 FEET TO THE POINT OF BEGINNING, ALL LYING IN SUMTER COUNTY, FLORIDA.

GENERAL LOCATION: South side of CR 466, approximately 2/5 mile east of US 301, Wildwood, Florida.

REQUESTED ACTION: Approval to construct four commercial buildings, driveway, parking, and drainage facilities.

A Planning & Zoning Board as Local Planning Agency meeting has been scheduled for Tuesday, July 5th, 2011 before the City of Wildwood Planning & Zoning Board/Special Magistrate, immediately following the conclusion of the regular Planning & Zoning Board meeting at 3:00 p.m. This hearing will be held in the City Hall Commission Chamber, 100 North Main Street, Wildwood, Florida to discuss the following case:

CASE NUMBER: CP1106-01

APPLICANT: Lenity Group, LLC

OWNER: Maricamp, LLC

GENERAL DESCRIPTION: Parcel Number: D08=005

DESCRIPTION:

7.03 Acres; A PORTION OF SECTION 8, TOWNSHIP 18 SOUTH, RANGE 23 EAST, SUMTER COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF THE EAST 1/2 OF SAID SECTION 8; THENCE ALONG THE WEST BOUNDARY OF THE EAST 1/2 OF SAID SECTION 8, S.00°02'06"E., A DISTANCE OF 4098.79 FEET; THENCE DEPARTING SAID WEST BOUNDARY, N.89°57'54"E., A DISTANCE OF 34.88 FEET TO A POINT ON THE EAST RIGHT OF WAY LINE OF COUNTY ROAD 103 (RIGHT OF WAY WIDTH VARIES), SAID POINT ALSO BEING THE NORTHWEST CORNER OF LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 2004, PAGE 529 OF THE PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA; THENCE DEPARTING SAID EAST RIGHT OF WAY LINE, ALONG THE NORTHERLY BOUNDARY OF SAID LANDS THE FOLLOWING THREE COURSES, N.89°38'23"E., A DISTANCE OF 448.42 FEET; THENCE S.00°11'08"W., A DISTANCE OF 169.42 FEET; THENCE N.89°51'06"W., A DISTANCE OF 147.29 FEET TO THE POINT OF BEGINNING:

THENCE DEPARTING THE NORTHERLY BOUNDARY OF SAID LANDS, N.55°59'32"E., A DISTANCE OF 93.95 FEET TO A POINT ON A CURVE CONCAVE NORTHERLY, HAVING A RADIUS OF 145.24 FEET, A CENTRAL ANGLE OF 87°20'02", AND A CHORD BEARING AND DISTANCE OF S.75°31'20"E., 200.56 FEET; THENCE EASTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 221.38 FEET; THENCE DEPARTING SAID CURVE, S.00°00'42"E., A DISTANCE OF 239.15 FEET; THENCE S.47°02'47"E., A DISTANCE OF 47.12 FEET; THENCE S.89°49'26"E., A DISTANCE OF 398.88 FEET TO A POINT ON THE EAST BOUNDARY OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF AFORESAID SECTION 8; THENCE ALONG SAID EAST BOUNDARY, S.00°00'42"E., A DISTANCE OF 372.42 FEET TO A POINT ON THE NORTH BOUNDARY OF THE SOUTH 383.81 FEET OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 8; THENCE DEPARTING SAID EAST BOUNDARY, ALONG THE SAID NORTH BOUNDARY OF THE SOUTH 383.81 FEET, N.89°49'26"W., A DISTANCE OF 599.70 FEET TO THE PROJECTION OF THE EASTERLY BOUNDARY OF AFORESAID LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 2004, PAGE 529; THENCE DEPARTING SAID NORTHERLY BOUNDARY, ALONG THE EASTERLY PROJECTION AND THE EASTERLY

BOUNDARY THE FOLLOWING FIVE COURSES OF SAID LANDS,
N.00°23'11"W., A DISTANCE OF 288.22 FEET; THENCE
S.89°32'49"W., A DISTANCE OF 84.72 FEET; THENCE
N.00°09'20"E., A DISTANCE OF 89.56 FEET; THENCE
S.89°52'18"W., A DISTANCE OF 20.11 FEET; THENCE
N.00°08'29"E., A DISTANCE OF 263.59 FEET TO THE POINT OF
BEGINNING. CONTAINING 7.03 ACRES, MORE OR LESS.

GENERAL LOCATION: North side of Bellwether Lane, just over 1/10 mile east of CR103, Wildwood, FL 34785

REQUESTED ACTION: The applicant seeks a Small Scale Land Use Amendment to change the Future Land Use from Low Density Residential to Public Facilities.

All oral and written communications concerning the cases, between board members/Special Magistrate on the one hand, and the applicant or the public on the other hand are prohibited by Florida law, unless made at the hearing on the case.

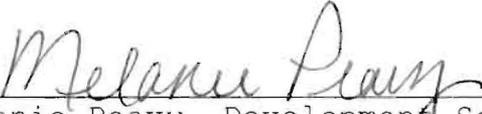
The staff report on the case shall be sent to the board members/Special Magistrate and be available to the general public at least five (5) days prior to the hearing on the case.

Anyone other than the applicant, the staff and those who are entitled to receive written notice of the case under applicable law, who wish to present testimony at the hearing or cross examine other witnesses, must file a Notice of Appearance which must be in the hands of staff not later than five (5) days prior to the hearing. The Notice of Appearance should include the name and address of the party seeking to appear. Any person or by way of a lawyer or other appropriate representative, whether or not any representative is mentioned in the Notice. Those filing Notice of Appearance shall be considered participants in the hearing, subject to a determination of standing if challenged on that point. The Chairman of the Board/Special Magistrate may allow participation in the hearing by persons filing a Notice of Appearance after the five (5) day deadline, upon a showing of excusable neglect by that person, but if such a late appearance is allowed the Applicant shall have right to an automatic continuance of the case, at its option and without cost. Persons who do not file a Notice of Appearance or who file late and do not, in the opinion of the Chairman/Special Magistrate, demonstrate excusable neglect, are not entitled to seek any delay in the proceedings. Anyone who does not file a

Notice of Appearance may sign up at the beginning of the hearing to speak, and those who do so will be called as witnesses by the Staff during its presentation, whether they support or oppose the Staff position, subject however to the rights of participants in the hearing to object to the testimony and to cross-examine these witnesses. No one who does not file a Notice of Appearance may cross-examine any witness.

APPEAL: NECESSITY OF RECORD In order to appeal the Board/Special Magistrate's decision on this matter a verbatim record of the proceedings is required. The Board/Special Magistrate assumes no responsibility for furnishing said record.

Any person requiring special accommodation under the ADA should contact the City Clerk at (352)330-1340.



Melanie Peavy, Development Services Director
City of Wildwood, Florida

PLEASE PUBLISH ONE TIME IN THE DAILY COMMERCIAL LEGAL SECTION ON Friday, June 24th, 2011.