

27.00

ORDINANCE NO. O2010-21

AN ORDINANCE OF THE CITY OF WILDWOOD FLORIDA;
PROPOSING A SMALL SCALE LAND USE AMENDMENT TO
THE ADOPTED LOCAL COMPREHENSIVE PLAN AND FUTURE
LAND USE MAP IN ACCORDANCE WITH THE GROWTH
MANAGEMENT ACT OF 1985, AS AMENDED; PROVIDING FOR
CODIFICATION; PROVIDING FOR CONFLICT; AND
PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, the City of Wildwood, Florida, is proposing to amend the local
Comprehensive Plan and Future Land Use Map of said City, to include land use amendment
described as follows, to-wit:

Lenard Powell Prop. LLC
Parcels 4, 5, and 6
Containing 1.12 acres +/-

LEGAL DESCRIPTION

THAT LAND LYING IN SECTION 8, TOWNSHIP 19 SOUTH, RANGE 23 EAST, SUMTER
COUNTY, FLORIDA, DESCRIBED AS FOLLOWS:

FROM THE SOUTHEAST CORNER OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF
SAID SECTION 8 RUN N00°29'25"E, ALONG THE EAST LINE THEREOF A DISTANCE OF
611.79 FEET; THENCE DEPARTING SAID EAST LINE, N65°09'05"W, 124.92 FEET TO THE
SOUTH LINE OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4
OF SAID SECTION 8 AND THE BOUNDARY OF THAT LAND AS DESCRIBED IN OFFICIAL
RECORDS BOOK 2131, PAGE 399, PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA;
THENCE ALONG SAID BOUNDARY THE FOLLOWING COURSES: N65°09'05"W, 362.37
FEET TO THE POINT OF BEGINNING; THENCE CONTINUE N65°09'05"W, 185.00 FEET TO
THE SOUTHEASTERLY RIGHT-OF-WAY OF COUNTY ROAD 139 AS RECORDED IN
OFFICIAL RECORDS BOOK 2088, PAGE 193, PUBLIC RECORDS OF SUMTER COUNTY,
FLORIDA; THENCE DEPARTING SAID BOUNDARY AND ALONG SAID SOUTHEASTERLY
RIGHT-OF-WAY THE FOLLOWING COURSES, S25°04'43"W, 239.29 FEET; THENCE
S19°25'59"E, 39.56 FEET TO THE NORTHERLY RIGHT-OF-WAY OF C-44A ACCORDING TO
THE RIGHT-OF-WAY MAP ON FILE IN THE PUBLIC RECORDS OF SUMTER COUNTY,
FLORIDA, IN MAP BOOK 4, PAGE 117; THENCE DEPARTING SAID SOUTHEASTERLY
RIGHT-OF-WAY AND ALONG SAID NORTHERLY RIGHT-OF-WAY THE FOLLOWING
COURSES: S65°35'30"E, 10.02 FEET; THENCE N71°31'02"E, 3.69 FEET; THENCE
S65°09'05"E, 144.58 FEET; THENCE DEPARTING SAID NORTHERLY RIGHT-OF-WAY,
N25°04'43"E, 265.00 FEET TO THE POINT OF BEGINNING.
CONTAINING 1.12 ACRES, MORE OR LESS.

This property is to be reclassified from City comprehensive plan category "Recreation",
County comprehensive plan category "Mixed Use" and "Medium Density Residential" to City
comprehensive plan category "The Villages of Wildwood DRI".

AND WHEREAS, the City is also proposing to amend the Future Land Use Map to
include Future land use of property that shall pertain and be applicable to said amendment.

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100 North Main Street
Wildwood FL 34785

NOW, THEREFORE, BE IT ENACTED AND ORDAINED, by the City Commission of Wildwood, Florida, as follows:

SECTION 1. The adopted local Comprehensive Plan and Future Land Map for the City of Wildwood, Florida, are hereby amended to include the above-referenced property and proposed land use amendment as indicated above. The amendment to the Future Land Use and Zoning Maps are attached hereto and incorporated herein by reference.

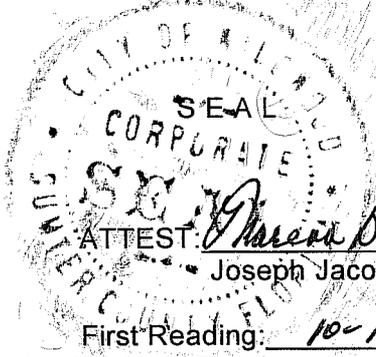
SECTION 2. With the recommendations of the City Commission, the proposed land use amendment is hereby transmitted by the City Commission to the Florida Department of Community Affairs.

SECTION 3. All ordinances or parts of ordinances in conflict herewith, be, and the same are hereby repealed.

SECTION 4. If any section, sentence, clause or phrase of this Ordinance is held to be invalid or unconstitutional by a Court or competent jurisdiction, then said holding shall in no way effect the validity of the remaining portions of said Ordinance.

SECTION 5. This ordinance shall take effect upon its final reading by the City Commission of the City of Wildwood.

DONE AND ORDAINED this 25th day of October, 2010, by the City Commission of the City of Wildwood, Florida.



CITY COMMISSION
CITY OF WILDWOOD, FLORIDA

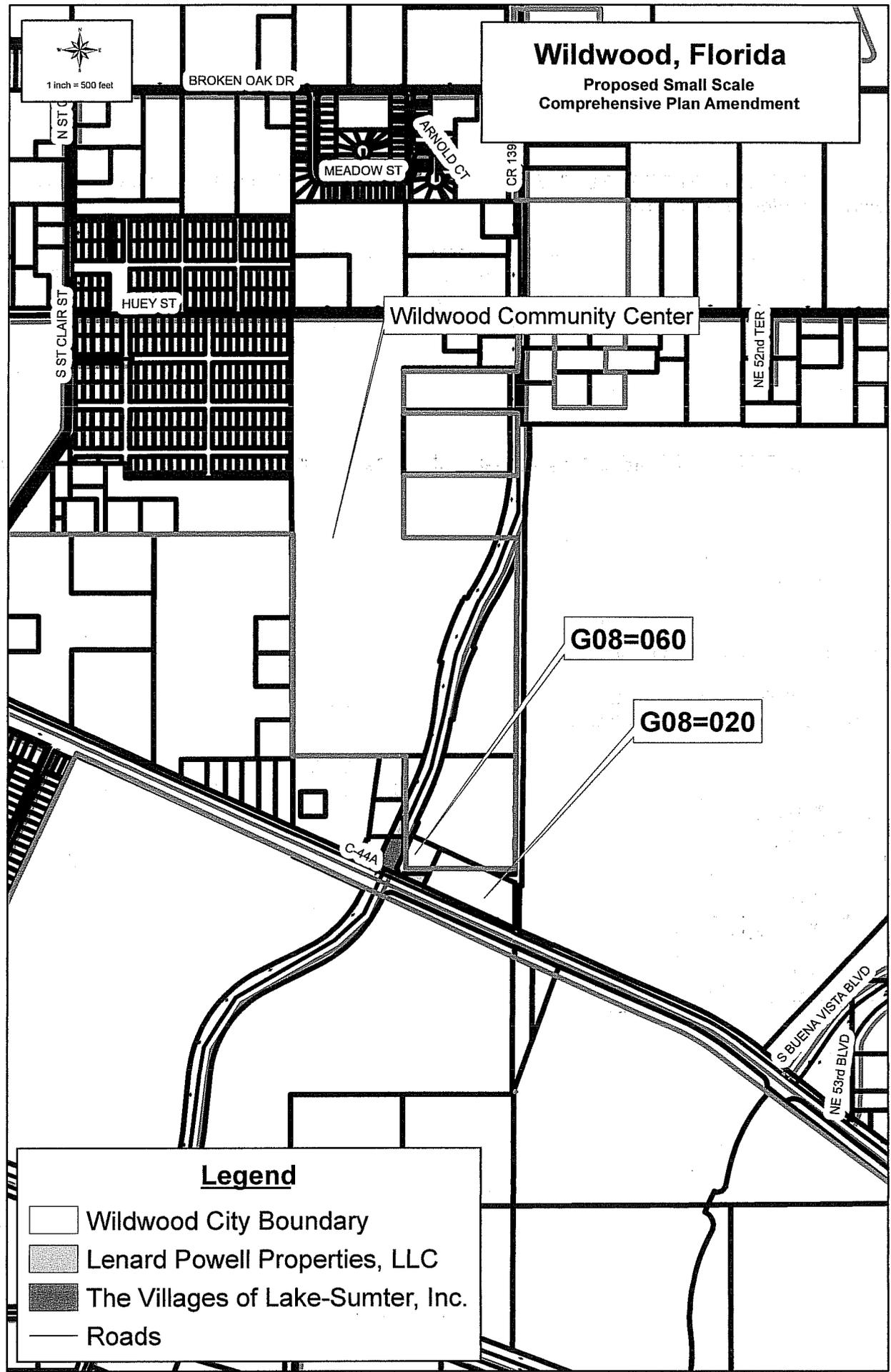
ATTEST: Joseph Jacobs, Asst City Clerk
Joseph Jacobs, City Clerk

Ed Wolf
Ed Wolf, Mayor

First Reading: 10-11-10
Second Reading: 10-25-10

Approved as to form:
Jerri A. Blair
Jerri A. Blair, City Attorney

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Wildwood, Florida

Proposed Small Scale Comprehensive Plan Amendment

Wildwood Community Center

G08=060

G08=020

Legend

- Wildwood City Boundary
- Lenard Powell Properties, LLC
- The Villages of Lake-Sumter, Inc.
- Roads