

M

ORDINANCE NO. O2013-41

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
COMMUNITY PLANNING ACT OF 2011, 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 a land use
amendment described as follows, to-wit:

Parcel # D17=062
Amsdell Storage Ventures XV, LLC
4.7 +/- Acres

LEGAL DESCRIPTION:

THE EAST 274.80 FEET OF BLOCKS "E" AND "F", AND BLOCKS "H" AND "I",
IN THE TOWN OF OXFORD AND THAT PART OF MAIN STREET LYING
BETWEEN THE ABOVE DESCRIBED BLOCKS, ALL IN THE TOWN OF
OXFORD, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT
BOOK 1, PAGES 32 AND 33, PUBLIC RECORDS OF SUMTER COUNTY,
FLORIDA.

LESS:

THE NORTH 25.00 FEET THEREOF FOR COUNTY ROAD 466.

ALSO LESS: (SOUTHWESTERLY ADJOINER)

COMMENCE AT THE NORTHWEST CORNER OF THE EAST 274.80 FEET
OF BLOCK "E", RUN S00°00'20"W, 230.00 FEET TO THE POINT OF
BEGINNING; THENCE RUN S89°44'09"E, 210.00 FEET, THENCE
S00°00'20"W, 557.60 FEET, THENCE N89°44'09"W, 210.00 FEET, THENCE
N00°00'20"E, 557.60 FEET TO THE POINT OF BEGINNING.

ALSO LESS: (SOUTHERLY ADJOINER)

THAT PORTION THEREOF LYING WITHIN THE FOLLOWING DESCRIBED
TRACT:

CITY OF WILDWOOD
100 N MAIN ST
WILDWOOD FL 34765

BEGIN AT THE SOUTHEAST CORNER OF SAID BLOCK "I"; THENCE N89°23'30"W, ALONG THE SOUTH LINE OF BLOCKS "I" AND "F", 640.00 FEET TO THE EAST LINE OF THE WEST 210.00 FEET OF THE EAST 274.80 FEET OF SAID BLOCK "F"; THENCE DEPARTING SAID SOUTH LINE OF BLOCK "F", N00°24'09"E, 180.00 FEET; THENCE S89°23'30"E, 291.77 FEET; THENCE S81°07'56"E, 104.41 FEET; THENCE S89°23'30"E, 244.96 FEET TO THE EAST LINE OF BLOCK "I"; THENCE S00°24'09"W, 165.00 FEET TO THE POINT OF THE BEGINNING.

ALSO LESS:

THAT PORTION OF BLOCKS "E" AND "H" IN THE TOWN OF OXFORD ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 1, PAGES 32 AND 33, PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA, LYING SOUTH OF THE SOUTH RIGHT OF WAY LINE OF COUNTY ROAD 466, SAID SOUTH RIGHT OF WAY LINE BEING 25.00 FEET SOUTH OF AND PARALLEL WITH THE CENTERLINE OF COUNTY ROAD 466, BEING DESCRIBED AS FOLLOWS:

COMMENCE AT A POINT OF INTERSECTION WITH THE EAST LINE OF THE NW ¼ OF SECTION 17, TOWNSHIP 18 SOUTH, RANGE 23 EAST, SUMTER COUNTY, FLORIDA AND THE CENTERLINE OF COUNTY ROAD 466; THENCE S00°24'09"W, 25.00 FEET TO A POINT ON THE SOUTH RIGHT OF WAY LINE OF COUNTY ROAD 466; THENCE N89°23'30"W ALONG SAID SOUTH RIGHT OF WAY LINE, 348.23 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE N89°23'30"W, 351.16 FEET; THENCE S01°54'45"W, 10.73 FEET TO A POINT ON THE ARC OF A CURVE CONCAVE SOUTHERLY, AND HAVING A RADIUS OF 8,950.00 FEET, AND A CHORD BEARING AND DISTANCE OF S87°16'43"E, 141.11 FEET; THENCE EASTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 00°54'12", AN ARC DISTANCE OF 141.12 FEET TO THE POINT OF REVERSE CURVATURE OF A CURVE CONCAVE NORTHERLY AND HAVING A RADIUS OF 9,050.00 FEET; THENCE EASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 01°20'00", AN ARC DISTANCE 210.58 FEET; THENCE N00°24'09"E, 22.91 FEET TO THE POINT OF BEGINNING.

ALSO LESS (EASTERLY ADJOINER)

THE EAST 348.23 FEET OF BLOCKS "H" AND "I, IN THE TOWN OF OXFORD AND THE EAST 348.23 FEET OF THAT PART OF MAIN STREET LYING BETWEEN THE ABOVE DESCRIBED BLOCKS, ALL IN THE TOWN OF OXFORD ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 1, PAGES 32 AND 33, PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA.

LESS:
THE NORTH 25.00 FEET THEREOF FOR COUNTY ROAD 466.

ALSO LESS:
ANY PORTION THEREOF LYING WITHIN THE FOLLOWING DESCRIBED TRACT:

BEGIN AT THE SOUTHEAST CORNER OF SAID BLOCK "I"; THENCE N89°23'30"W, ALONG THE SOUTH LINE OF BLOCKS "I" AND "F", 640.00 FEET TO THE EAST LINE OF THE WEST 210.00 FEET OF THE EAST 274.80 FEET OF SAID BLOCK "F"; THENCE DEPARTING SAID SOUTH LINE OF BLOCK "F", N00°24'09"E, 180.00 FEET; THENCE S89°23'30"E, 291.77 FEET; THENCE S81°07'56"E, 104.41 FEET; THENCE S89°23'30"E, 244.96 FEET TO THE EAST LINE OF BLOCK "I"; THENCE S00°24'09"W, 165.00 FEET TO THE POINT OF BEGINNING.

CONTAINS 207,007 SQUARE FEET OR 4.752 ACRES MORE OR LESS.

This property is to be reclassified from County comprehensive plan category "Commercial" to City comprehensive plan category "Commercial."

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

SECTION 1. The proposed amendment has been found to be consistent with the Joint Planning Area Future Land Use Map between the City and Sumter County.

SECTION 2. The adopted local Comprehensive Plan and Future Land Use 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 Map of the local comprehensive plan is attached hereto as "Exhibit A" and incorporated herein by reference.

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 24th day of September, 2013, by the City Commission of the City of Wildwood, Florida.



CITY COMMISSION
CITY OF WILDWOOD, FLORIDA

Pamala Bivins

Ed Wolf, Mayor

BY: Pamala Bivins, Mayor Pro Tem

ATTEST:

Joseph Jacobs
Joseph Jacobs, City Clerk

First Reading: September 10, 2013

Second Reading: September 24, 2013

Approved as to form:

Ashley Hunt
Ashley Hunt, City Attorney

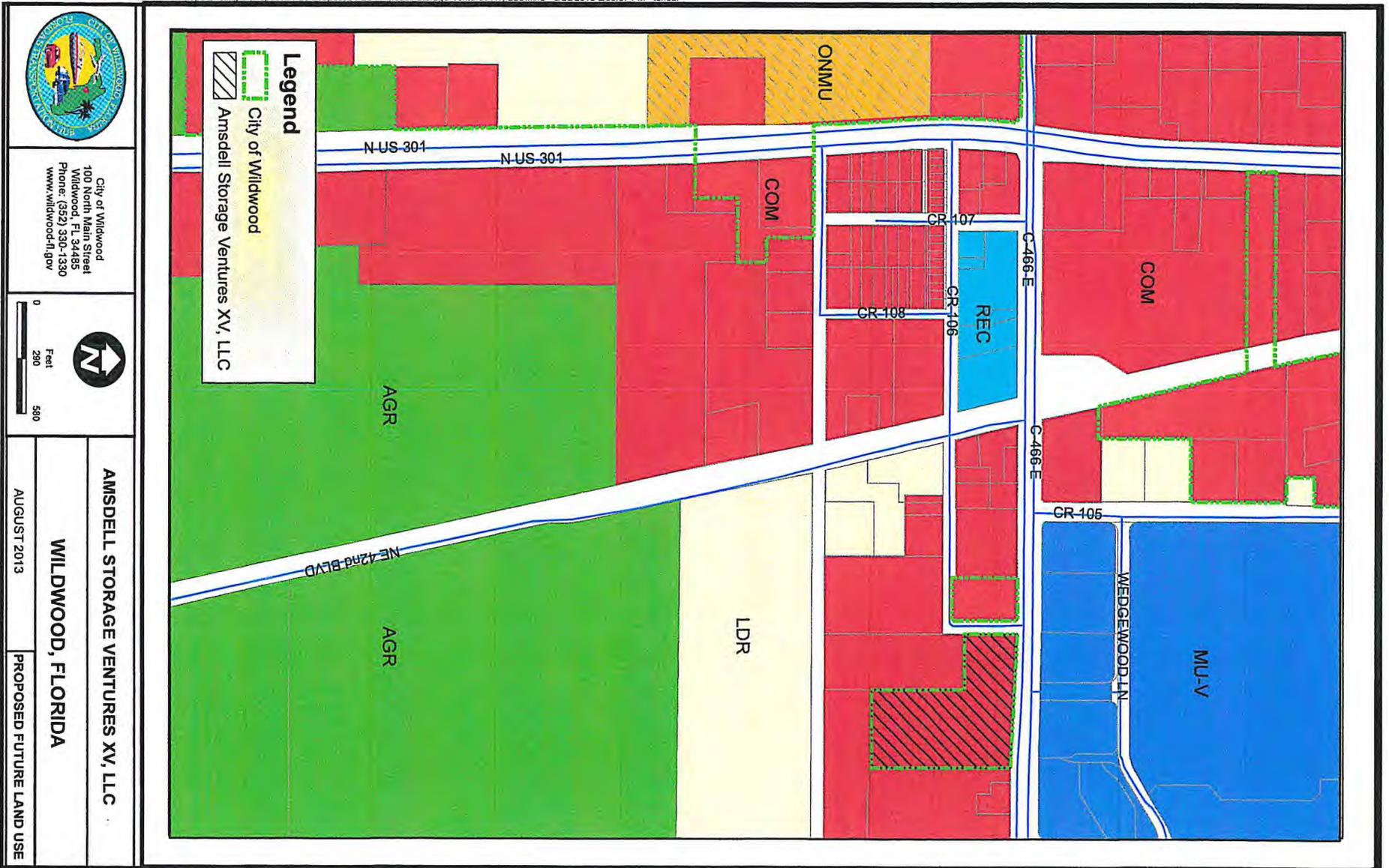
Ordinance O2013-41

“Exhibit A”

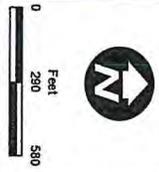
Amsdell Storage Ventures XV, LLC

Future Land Use Map Designation

I:\Terr\GIS\Maps\Existing & Proposed FLU\Proposed FLU - Amsdell Storage Ventures XV, LLC.mxd - 8/28/2013 2:53:37 PM - toneal



City of Wildwood
100 North Main Street
Wildwood, FL 34485
Phone: (352) 330-1330
www.wildwood-fl.gov



AMSDPELL STORAGE VENTURES XV, LLC

WILDWOOD, FLORIDA

AUGUST 2013

PROPOSED FUTURE LAND USE