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ORDINANCE NO. O2015-16

AN ORDINANCE OF THE CITY OF WILDWOOD FLORIDA; PROPOSING A ZONING MAP AMENDMENT TO THE OFFICIAL ZONING MAP IN ACCORDANCE WITH SECTIONS 3.2 AND 3.3 OF THE LAND DEVELOPMENT REGULATIONS; PROVIDING FOR CODIFICATION; PROVIDING FOR CONFLICT; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the City of Wildwood, Florida, is proposing to amend the Official Zoning Map of said City, to include a rezoning of real property described as follows, to-wit:

Parcel D17=024
BDG Vonn Rd LLC (Oxford Commons)
1.776 acres +/-

LEGAL DESCRIPTION:

THAT PORTION OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 17, TOWNSHIP 18 SOUTH, RANGE 23 EAST, SUMTER COUNTY, FLORIDA, ALSO BEING A PART OF BLOCK A, OXFORD, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 1, PAGE 32, PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA, DESCRIBED AS FOLLOWS: FOR A POINT OF REFERENCE, COMMENCE AT THE NORTHEAST CORNER OF SAID SOUTHWEST 1/4 OF NORTHWEST 1/4, THENCE RUN S00°04'06"W ALONG THE EAST LINE OF SAID SOUTHWEST 1/4 OF NORTHWEST 1/4, A DISTANCE OF 25.00 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF COUNTY ROAD NO. 466 AND THE POINT OF BEGINNING OF THIS DESCRIPTION, THENCE SOUTH 89°43'28" EAST ALONG SAID SOUTH RIGHT-OF-WAY LINE, A DISTANCE OF 20.00 FEET TO THE CENTERLINE THAT PORTION OF THE RIGHT-OF-WAY OF CR 105 ACQUIRED BY MAINTENANCE BEING APPROXIMATELY 40 FEET WIDE LYING IN BLOCK "A" OXFORD AS RECORDED IN PLAT BOOK 1, PAGE 32 OF THE PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA, LYING SOUTH OF THE SOUTH RIGHT-OF-WAY OF CR 466 AND NORTH OF THE NORTH RIGHT-OF-WAY OF MAIN ST. (CR 106) AND BEING VACATED BY RESOLUTION RECORDED IN OFFICIAL RECORDS BOOK 1477, PAGE 798, PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA; THENCE SOUTH 00°04'06" WEST ALONG SAID CENTERLINE OF VACATED RIGHT-OF WAY, A DISTANCE OF 244.63 FEET TO THE NORTH RIGHT-OF-WAY LINE OF MAIN STREET (COUNTY ROAD NO. 106); THENCE NORTH 89°27'13" WEST ALONG SAID NORTH RIGHT-OF-WAY LINE, A DISTANCE OF 291.22 FEET TO THE EASTERLY RIGHT-OF-WAY LINE OF THE CSX RAILROAD; THENCE NORTH 11°58'47" WEST ALONG SAID EASTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 248.93 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF COUNTY ROAD NO. 466; THENCE SOUTH 89°43'28" EAST ALONG SAID SOUTH RIGHT-OF-WAY LINE, A DISTANCE OF 323.18 FEET TO THE POINT OF BEGINNING.

CONTAINING 77,362 SQUARE FEET OR 1.7760 ACRES, MORE OR LESS.

This property is to be reclassified from County "CL: Light Commercial" to City of Wildwood "C-3: General Commercial - Highway"

AND WHEREAS, the rezoning is consistent with the City's Comprehensive Plan and

Ordinance

O2015-16 Rezoning Oxford Commons (BDG Vonn Rd LLC) D17=024 County CL to City C-3

n -> City of Wildwood

Insl:201560021501 Date:7/2/2015 Time:1:36 PM
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Land Development Regulations.

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

SECTION 1. The Official Zoning Map of the City of Wildwood, Florida is hereby amended to include the above-referenced property as indicated above. The amendment to the Official Zoning Map is attached hereto as "Exhibit A" and incorporated herein by reference.

SECTION 2. All ordinances or parts of ordinances in conflict herewith, be, and the same are hereby repealed.

SECTION 3. 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 4. This Ordinance shall take effect upon its final reading by the City Commission of the City of Wildwood.

DONE AND ORDAINED this 22nd day of June, 2015, by the City Commission of the City of Wildwood, Florida.



CITY COMMISSION
CITY OF WILDWOOD, FLORIDA

Ed Wolf
Ed Wolf, Mayor

ATTEST: Cassandra Lippincott
Cassandra Lippincott, City Clerk

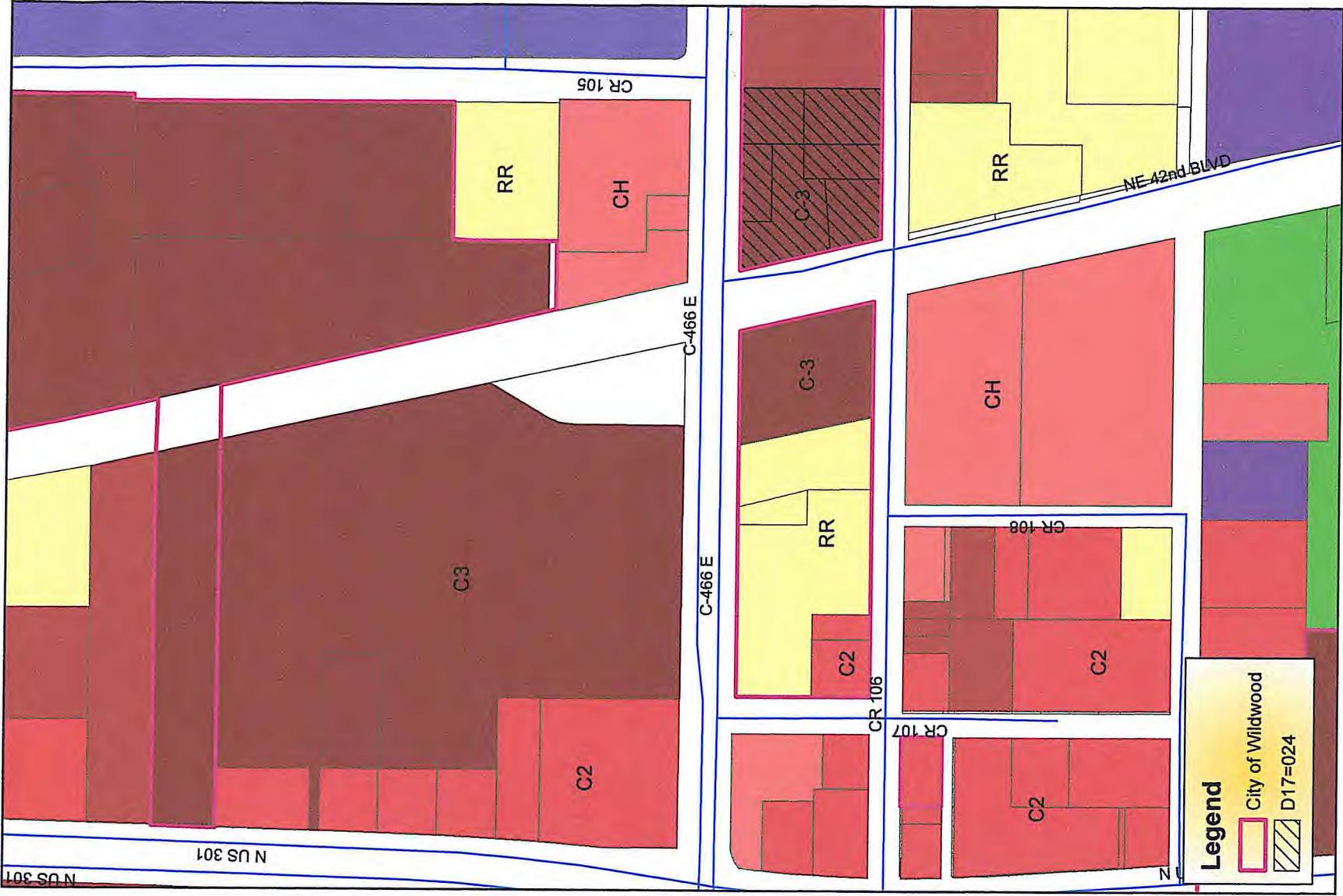
First Reading: June 8, 2015

Second Reading: June 22, 2015

Approved as to form:

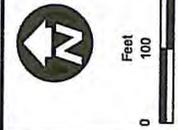
Ashley Hunt
Ashley Hunt, City Attorney

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Legend

- City of Wildwood
- D17=024



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



D17=024
 Oxford Commons
**PROPOSED ZONING PENDING
 FINAL APPROVAL**
 APRIL 2015
 WILDWOOD, FL