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ORDINANCE NO. O2016-2

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 G08=027
Sumter Horizon, LLC (Freedom Plaza)
1.12 Acres +/-

LEGAL DESCRIPTION:

COMMENCE AT THE SW CORNER OF THE NW 1/4 OF THE SW 1/4 OF SECTION 8, TOWNSHIP 19 SOUTH, RANGE 23 EAST AS A POINT OF REFERENCE; THENCE RUN NORTH 00 DEGREES 05 MINUTES 40 SECONDS EAST, 500.00 FEET ALONG THE WEST LINE OF THE ABOVE SAID NW 1/4 OF SW 1/4 TO THE POINT OF BEGINNING OF THIS DESCRIPTION; (1) CONTINUE NORTH 00 DEGREES 05 MINUTES 40 SECONDS EAST, 161.74 FEET ALONG THE ABOVE SAID WEST LINE; (2) THENCE SOUTH 89 DEGREES 50 MINUTES 55 SECONDS EAST, 300.90 FEET; (3) THENCE SOUTH 00 DEGREES 05 MINUTES 40 SECONDS WEST, 161.74 FEET; (4) THENCE NORTH 89 DEGREES 50 MINUTES 55 SECONDS WEST, 300.90 FEET TO THE POINT OF BEGINNING TO CLOSE.

CONTAINS 1.12 ACRES, MOL.

This property is to be reclassified from County "RR1: High Density Rural Residential with Optional Housing" to City of Wildwood "C-3: General Commercial - Highway."

AND WHEREAS, the rezoning is consistent with the City's Comprehensive Plan and 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 All ordinances or parts of ordinances in conflict herewith, be, and the same are hereby repealed.

Return to: City of Wildwood
100 N. Main

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 February, 2016, by the City Commission of the City of Wildwood, Florida.



CITY COMMISSION
CITY OF WILDWOOD, FLORIDA

Pamala Bivins
~~Ed Wolf~~, Mayor Pro Tem
Pamala Bivins

ATTEST: Cassandra Lippincott
Cassandra Lippincott, City Clerk

First Reading: 2/8/16

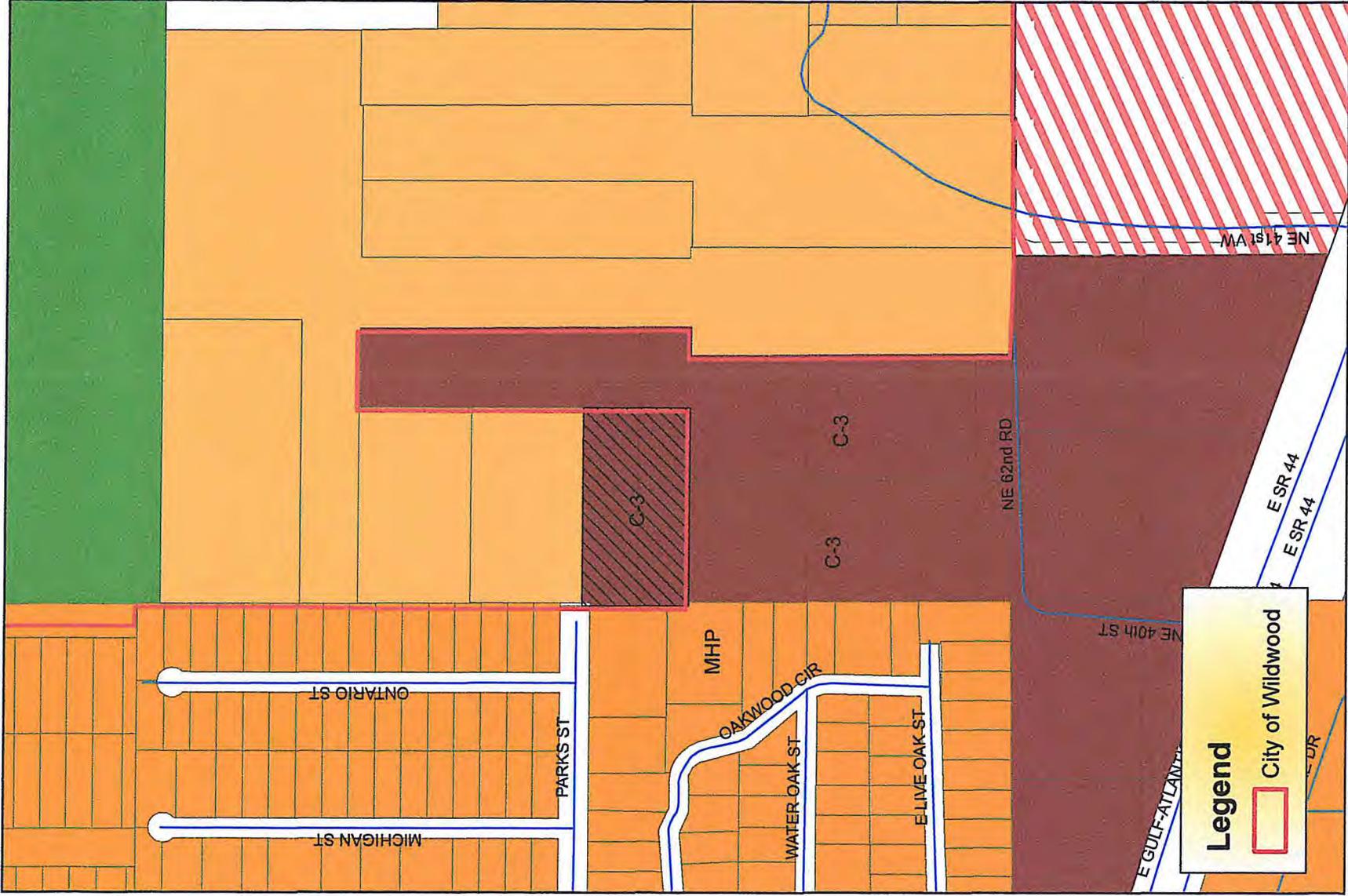
Second Reading: 2/22/16

Approved as to form:

Ashley Hunt
Ashley Hunt, City Attorney

Inst:20166006652 Date:3/10/2016 Time:2:01 PM
DC,Gloria R. Hayward,Sumter County Page 2 of 3 B:3075 P:162

EXHIBIT A



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 <p>WILDWOOD FLORIDA</p>	<p>City of Wildwood 100 North Main Street Wildwood, FL 34485 Phone: (352) 330-1330 www.wildwood-fl.gov</p>	 	<p>G08-027 Freedom Plaza</p>	<p>November 2015</p>	<p>WILDWOOD, FL</p>
	<p>Proposed Zoning Pending Commission Approval</p>				

