

ORDINANCE NO. 18-027

AN ORDINANCE BY THE CITY COMMISSION OF THE CITY OF FORT PIERCE, FLORIDA; **REZONING** THE PROPERTY GENERALLY LOCATED AT **4280 BANDY BOULEVARD**, FROM I-1, LIGHT INDUSTRIAL ZONE, TO PD, PLANNED DEVELOPMENT; FURTHER **APPROVING A DEVELOPMENT PLAN** PURSUANT TO SECTION 22-40, PROVIDING FOR A SEVERABILITY CLAUSE; PROVIDING FOR REPEAL OF ORDINANCES OR PARTS THEREOF IN CONFLICT; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the subject property is located at 4280 Bandy Boulevard, within the City of Fort Pierce, Florida, representing approximately 3.57 Acres of land; and

WHEREAS, the subject site is presently designated I-1, Light Industrial Zone; and

WHEREAS, the applicant seeks rezoning of the subject 3.57 acre site, Parcel ID: 2431-505-0008-000-6, from I-1, Light Industrial Zone to PD, Planned Development; and

WHEREAS, the applicant has concurrently filed a proposed development plan pursuant to City Code Section 22-40 to adjoin the proposed rezoning; and

WHEREAS, the proposed zoning atlas amendment (rezoning) and coupled development plan is consistent with the comprehensive plan, and will not have an adverse effect on the ability of the city to satisfy land and water use needs, and meet transportation demands and provide community facilities and services, and will promote and protect the public health, safety and general welfare as required by City Code 22-131; and

WHEREAS, the City of Fort Pierce Planning Board, at their July 10th, 2018 meeting, voted unanimously to recommend approval of the proposed Zoning Atlas Amendment for Ordinance 18-027.

NOW, THEREFORE, BE IT ORDAINED by the City Commission of the City of Fort Pierce, Florida as follows:

SECTION 1. From and after the effective date hereof, the following property is shown on Exhibit "A" and is legally described as:

4280 Bandy Boulevard, Parcel ID: 2431-505-0008-000-6
LEGAL DESCRIPTION:
FT PIERCE BUSINESS PARK LOT 8 (3.57 AC) (OR 3706-2228)

Shall be and the same is hereby rezoned from I-1, Light Industrial Zone, to PD, Planned Development; said property being located at 4280 Bandy Boulevard in Fort Pierce, Florida.

SECTION 2. The Development Plan for the subject Planned Development as depicted on Exhibit "B" which is attached hereto and incorporated herein by reference, be and the same are hereby approved, and shall serve as the Development Plan associated with the subject Planned Development.

SECTION 3. The provisions of this Ordinance are declared to be severable and if any section, sentence, clause, or phrase of this Ordinance shall, for any reason, be held to be invalid or unconstitutional, such decision shall not affect the validity of the remaining sections, sentences, clauses, and phrases of this Ordinance but shall remain

in effect, it being the legislative intent that this Ordinance shall stand notwithstanding the invalidity of any part.

SECTION 4. All ordinances or parts of ordinances in conflict herewith are and the same shall be repealed and shall be of no further force or effect whatsoever.

SECTION 5. This Ordinance is and the same shall become effective immediately upon final passage.

APPROVED AS TO FORM & CORRECTNESS:

James M. Messer, Esq.
City Attorney

STATE OF FLORIDA
COUNTY OF ST. LUCIE

WE, THE UNDERSIGNED, Mayor Commissioner and the City Clerk of the City of Fort Pierce, Florida, do hereby certify that the foregoing and above Ordinance No. 18-027 was duly advertised by title only in the St. Lucie News Tribune on August 5th, 2018; copy of said Ordinance was made available at the office of the City Clerk to the public upon request; said Ordinance was duly introduced, read by title only, and passed on first reading by the City Commission of the City of Fort Pierce, Florida, on August 20th, 2018; and was duly introduced, read by title only, and passed on second and final reading September 4th, 2018 by the City Commission of the City of Fort Pierce, Florida.

IN WITNESS HEREWITH, we hereunto set our hands and affix the Official Seal of the City of Fort Pierce, Florida, this 5th day of September, 2018.

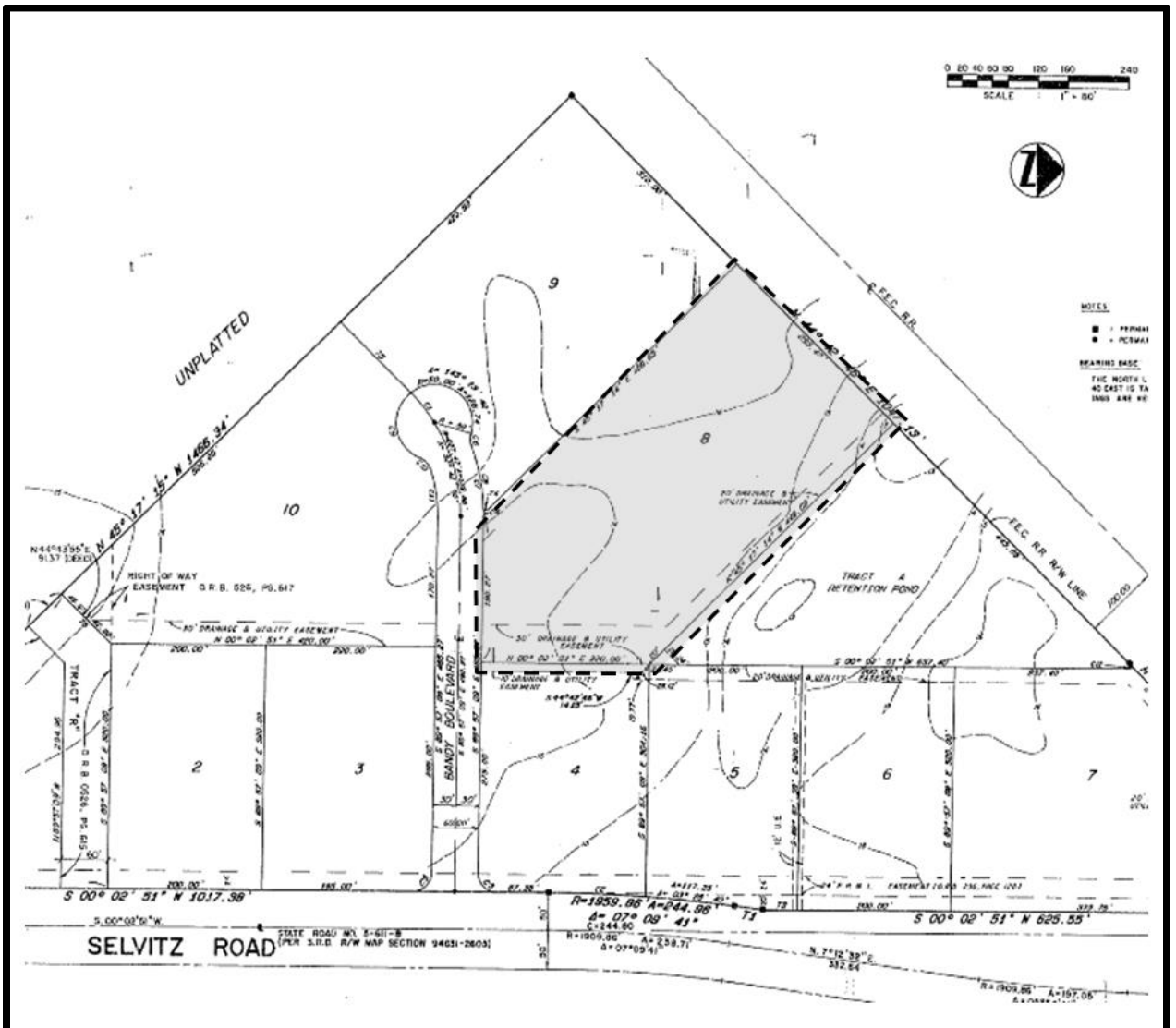
Linda Hudson
MAYOR COMMISSIONER

ATTEST:

(CITY SEAL)

Linda W. Cox
CITY CLERK

EXHIBIT A
Sketch & Legal Description of Subject Property



Parcel ID: 2431-505-0008-000-6
LEGAL DESCRIPTION:
FT PIERCE BUSINESS PARK LOT 8 (3.57 AC) (OR 3706-2228)

