

ORDINANCE NO. 23-016

AN ORDINANCE BY THE CITY COMMISSION OF THE CITY OF FORT PIERCE, FLORIDA; **REZONING** TWO (2) PARCELS CONTAINING APPROXIMATELY 6.88 ACRES GENERALLY LOCATED AT OR NEAR 901-1001 SOUTH OCEAN DRIVE, FROM HUTCHINSON ISLAND MEDIUM DENSITY RESIDENTIAL ZONE (R-4A) TO PLANNED DEVELOPMENT (PD); PROVIDING FOR A SEVERABILITY CLAUSE; PROVIDING FOR REPEAL OF ORDINANCES OR PARTS THEREOF IN CONFLICT HEREWITH; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the subject property is generally located at or near 901-1001 South Ocean Drive within the City of Fort Pierce, Florida, representing approximately 6.88 acres of land more or less: and

WHEREAS, Patrick Soares, Architect, has applied for rezoning of the subject property generally located at or near 901-1001 South Ocean Drive from Hutchinson Island Medium Density Zone, R-4A to Planned Development, PD, and

WHEREAS, the proposed zoning atlas map amendment (rezoning) is consistent with the comprehensive plan, will not have an adverse effect on the ability of the city to satisfy land and water use needs and will 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 125-136; and

WHEREAS, the City of Fort Pierce Planning Board, at their December 12, 2022, meeting, voted to recommend approval of the request; and

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 legally described respectively as:

Parcel IDs: 2401-412-0004-000-0 & 2401-412-0005-000-7

LEGAL DESCRIPTIONS:

01 35 40 THAT PART OF GOVT LOT 5 MPDAF: FROM NW COR GOVT LOT 5 RUN N 81 DEG 01 MIN 30 SEC E 205.42 FT TO W R/W A1A, TH S 19 DEG 18 MIN E ALG SD R/W 400 FT TO POB, TH CONT ON SD R/W 305 FT, TH S 70 DEG 42 MIN W 468.47 FT TO W LI GOVT LOT 5, TH N 0 DEG 25 MIN 20 SEC E ALG SD W LI 324 FT, TH N 70 DEG 42 MIN E 359.15 FT TO POB (2.90 AC)

AND

01 35 40 THAT PART OF GOVT LOT 5 MPDAF: FROM NW COR GOVT LOT 5 RUN N 81 DEG 01 MIN 30 SEC E 205.42 FT TO W R/W A1A, TH S 19 DEG 18 MIN E ALG SD R/W 705 FT TO POB, TH CONT ON R/W 453.05 FT TO N R/W 50 FT CRESTVIEW DR, TH S 89 DEG 41 MIN W ALG SD N R/W 594.89FT TO W LI GOVT LOT 5, TH N 0 DEG 25 MIN 20 SEC E 275.71 FT, TH N 70 DEG 42 MIN E 468.47 FT TO POB(4.32 AC) (OR 1799-2419)

CONTAINING 6.88 ACRES, MORE OR LESS

Said property being generally located at or near 901-1001 South Ocean Drive in Fort Pierce, Florida shall be, and the Zoning Designation is hereby changed from Hutchinson Island Medium Density Zone, R-4A to Planned Development, PD, as depicted on Exhibit "A" attached hereto and incorporated herein.

SECTION 2. 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, which shall remain in effect, being the legislative intent that this Ordinance shall stand notwithstanding the invalidity of any part.

SECTION 3. The Site Plan depicted on Exhibit "B" is hereby approved with this Ordinance.

SECTION 4. All ordinances or parts thereof that may be determined to be in conflict herewith are hereby repealed.

SECTION 5. This Ordinance shall be and become effective immediately upon final passage.

APPROVED AS TO FORM & CORRECTNESS:

Tanya M. Earley
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. 23-016 was duly advertised by title only in the St. Lucie News Tribune on Sunday, January 22nd, 2023; 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 February 6th, 2023; and was duly introduced, read by title only, and passed on second and final reading February 21st 2023, 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 22nd day of February 2023.

Linda Hudson
Mayor Commissioner

ATTEST:

(CITY SEAL)

Linda W. Cox
City Clerk

EXHIBIT A
Proposed Zoning Atlas Map Amendment
from Hutchinson Island Medium Density Zone, R-4A to Planned Development, PD
Property Location

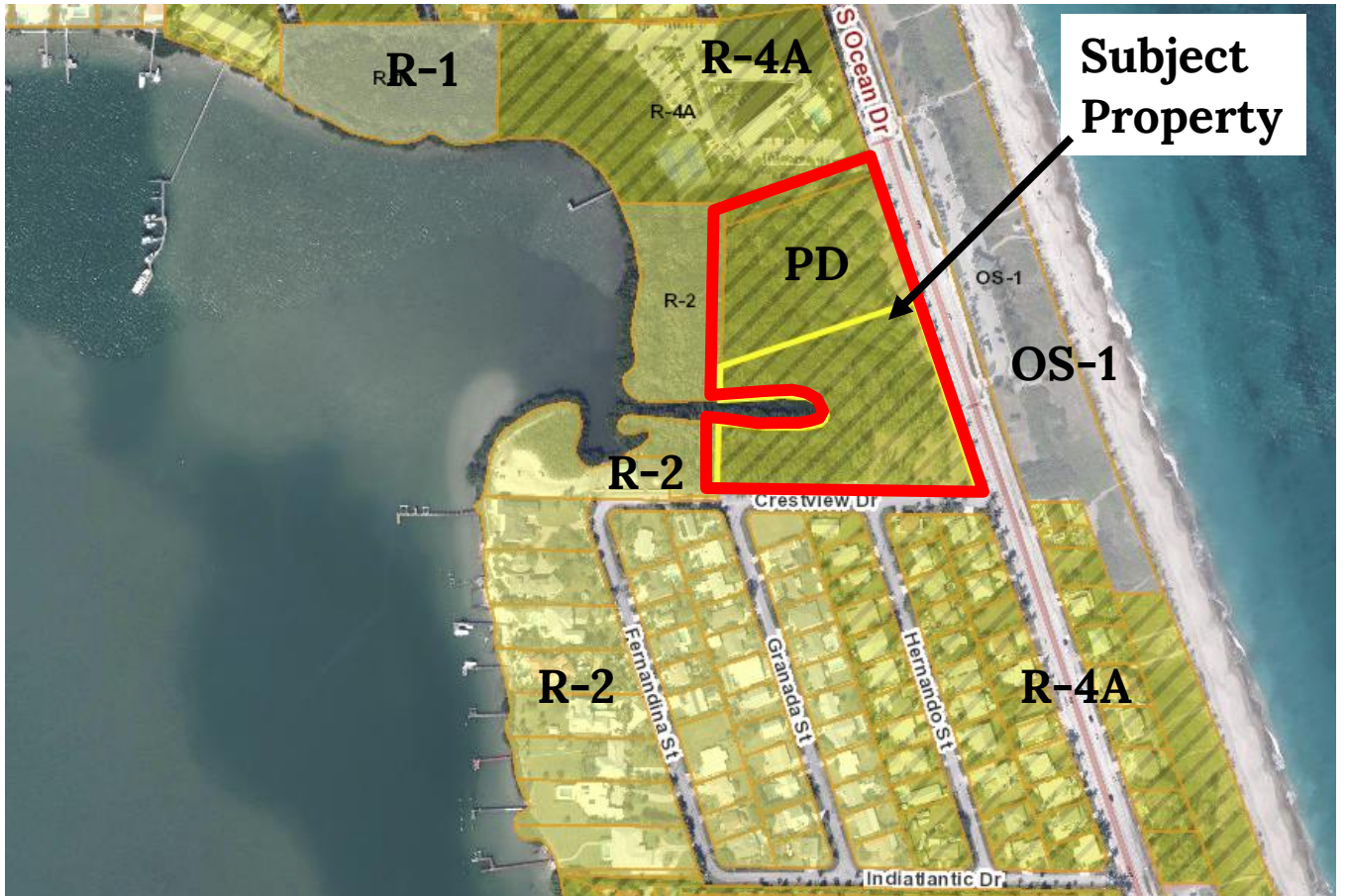


Exhibit B
Site Plan

