

MANATEE COUNTY ORDINANCE NO. Z-86-27
DAN P. & CORRINE McCLURE

FILED FOR RECORD

*86 JUL 7 PM 2 10

AN ORDINANCE OF THE COUNTY OF MANATEE, FLORIDA, AMENDING THE OFFICIAL ZONING ATLAS OF MANATEE COUNTY ORDINANCE NO. 81-4, THE MANATEE COUNTY COMPREHENSIVE ZONING AND LAND DEVELOPMENT CODE, RELATING TO ZONING WITHIN THE UNINCORPORATED AREA OF MANATEE COUNTY; PROVIDING FOR THE REZONING OF CERTAIN LAND FROM A-1 (SUBURBAN AGRICULTURAL, ONE (1) DU/ACRE) TO PDR (PLANNED RESIDENTIAL DEVELOPMENT) RETAINING THE WP/ST (WATERSHED PROTECTION/SPECIAL TREATMENT OVERLAY DISTRICTS) AND THE APPROVAL OF A CONCEPTUAL DEVELOPMENT PLAN FOR 950 UNITS AT AN OVERALL DENSITY OF 3.06 DU/ACRE; PROVIDING AN EFFECTIVE DATE.

BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF MANATEE COUNTY, FLORIDA:

Section 1. FINDINGS OF FACT The Board of County Commissioners of said County, after considering the testimony, evidence, documentation, application for amendment of the Official Zoning Atlas, the recommendation and findings of the Planning Commission of said County as well as all other matters presented to said Board at the Public Hearing hereinafter referenced, hereby makes the following findings of fact:

A. The Board of County Commissioners has received and considered the report of the Manatee County Planning Commission concerning the application for Official Zoning Atlas Amendment as it relates to the real property described in Section 4 of this Ordinance from A-1 (Suburban Agricultural, one (1) Du/Acre) to PDR (Planned Residential Development) retaining the WP/ST (Watershed Protection/Special Treatment Overlay Districts).

B. The said Board of County Commissioners held a Public Hearing on April 10, May 8, May 22, June 26, 1986 regarding said proposed Official Zoning Atlas Amendment described herein in accordance with the requirements of Manatee County Ordinance No. 81-4, THE MANATEE COUNTY COMPREHENSIVE ZONING AND LAND DEVELOPMENT CODE and has further considered the information received at said Public Hearing.

C. The proposed amendment to the Official Zoning Atlas regarding the property described in Section 4 herein is found to be consistent with the requirements of Manatee County Ordinance No. 80-4, THE MANATEE PLAN.

Section 2. The Conceptual Development Plan titled McClure Property, is hereby APPROVED with the following stipulations:

I. Off-Site Facility Development Fee Stipulations

1. Definitions

- a. "Administrative Costs" shall mean the additional and non-refundable fee charged to the Agent by the County for the processing of off-site facility development fees collected pursuant to these stipulations.
- b. "Agent" shall mean the designee of the Developer for the purpose of payment and/or reimbursement of the off-site facility development fees created by these stipulations.

- c. "Board" shall mean the Board of County Commissioners of Manatee County, Florida.
 - d. "Building Permit" shall mean any building or construction permit required under the Manatee County Building Code.
 - e. "Certificate of Occupancy" shall mean a document issued by the County allowing the occupancy or use of a building and certifying that the structure or use has been constructed or will be used in compliance with all the applicable County codes and ordinances.
 - f. "Commercial Unit" shall mean those businesses, institutional, office, and/or professional activities which provide products and services to individuals, businesses, or groups.
 - g. "County" shall mean the County of Manatee, a political subdivision of the State of Florida.
 - h. "Developer" shall mean and shall be deemed to include any individual, corporation, governmental agency, business trust, partnership, association, two or more persons having a joint or common interest or any other legal entity which undertakes the development of land in Manatee County, Florida.
 - i. "Development" shall mean and shall be deemed to include the use of land for the construction of new residential units, new commercial units, or new industrial units; the reconstruction of commercial units or industrial units; and additions to existing commercial units or industrial units.
 - j. "Industrial Unit" shall mean those uses whose activities which predominantly engage in the assembly, finishing, processing, packaging, manufacturing and/or storage of products.
 - k. "Latest Available Data" shall mean the amount of the off-site facility development fees established by approved vote of the Board and shall be deemed to include figures generated to anticipate impact upon transportation, emergency medical services, parks and recreation, and solid waste facilities, by a means acceptable to and generally utilized by Manatee County, Florida.
 - l. "Off Site Facility Development Fees" shall mean and shall be deemed to include a special assessment for the benefit of the properties whose need is generated by new growth and development of such assessed properties.
 - m. "Residential Unit" shall mean a dwelling unit and shall exclude accessory uses designed solely for the benefit of the development residents.
2. The Developer, his successors, assigns and/or transferees, shall be bound by these stipulations, by the Impact Fee Ordinance when adopted and by all Manatee County ordinances, rules and regulations consistent with the approval hereby granted.

3. Developer, prior to the transfer, sale, or other conveyance of interest in the development, shall obtain the written consent of each transferee, buyer, or other recipient of any other conveyance of interest in the development to be bound by the terms of these stipulations, a subsequent Impact Fee Ordinance and any other applicable local or state law. Developer shall provide the document of written consent to the County and shall record copies of the same with the final plat document. Further, Developer may be required to provide notice or written consent to be bound by these stipulations on the face of the final plan.

4. At the time of Preliminary Site Plan approval, all impacts of every portion thereof upon public facilities shall be identified in accordance with guidelines and methods acceptable to the County and shall be assessed using the latest available data.

5. Prior to Final Subdivision Plat approval, the Developer shall designate an Agent or, prior to the issuance of the first building permit for non-final plat developments, the Developer shall designate an Agent utilizing approved County forms. The Agent, on approved County forms, shall authorize the submission of off-site facility investment fees based upon latest available data prior to issuance of each building permit. The Agent shall be responsible for the submission of all monies payable pursuant to the stipulations and for the receipts or credit of monies the County may remit to the Developer.

6. Adjustments in the applicable off-site facility development fee for residential units and/or square footage for commercial and industrial units, shall be made against an equivalent number of residential units and/or square footage of commercial or industrial units next constructed. Adjustments shall be determined without regard to inflation or interest.

7. The off-site facility development fee for each building shall be assessed when the building permit is issued and collected by the Manatee County Planning Department prior to the issuance of a Certificate of Occupancy thereof, and shall be escrowed as provided in paragraph 8 of these stipulations.

8. Manatee County Finance shall escrow monies collected from off-site facility development fees and shall identify each development with a project number. Upon adoption of an impact fee ordinance, all escrowed monies shall be segregated by project number and incorporated into the impact fee fund created for the impact district in which the development is located.

9. Concurrent with the payment and collection of off-site facility development fees, the Agent shall pay and Manatee County Planning Department shall collect additional and non-refundable administrative costs calculated as 1.5% of the off-site facility development fee then collected. Administrative costs collected shall be credited to Manatee County Finance and shall be adjusted as provided in paragraph 6 of these stipulations.

10. Upon adoption of an Impact Fee Ordinance, differences may occur between the impact fee set by Ordinance and the fees collected pursuant to these stipulations. Should impact fees set by the Ordinance exceed the monies escrowed by the developer, developer's Agent shall be responsible for either submitting the cash difference to the County without regard to payment of interest within one year from the adoption of the Ordinance or making adjustments as provided in paragraph 6. Should the Impact Fees set by the Ordinance be less than the monies escrowed by the developer, the County at the Agent's election, shall remit the difference to developer's Agent without regard to payment of interest within sixty (60) days from adoption of the Ordinance, or credit the difference as provided in paragraph 6 of these stipulations.

11. In the event Manatee County fails to adopt an Impact Fee Ordinance by July 1, 1987, the escrowed monies shall be deemed released and paid over to the County which shall utilize the monies to build those public improvements benefiting the development. The monies shall be distributed for use as provided by the final latest available data adopted by the Board and shall be limited to public improvements specially benefiting the development.

II. GENERAL STIPULATIONS:

No stipulation herein contained shall be modified or changed by any subsequent land use ordinance affecting this property so as to result in any lesser burden or obligation upon the development than that contained herein.

1. Development Pod D, proposed for 20,000 square feet, shall be developed in accordance with the C (Neighborhood Commercial District) standards and shall be relocated to the northeast corner of Whitfield Avenue and Prospect Road.

2. Development Pod H, and Pods N and M together, must have two (2) means of access to each of these development areas. Compliance with this requirement must be shown on the Preliminary Development Plan. In no case shall development area over fifty (50) units be developed with less than two (2) means of access.

3. Development Pods C and I shall provide buffering to adjacent properties not part of the Conceptual Development Plan. Buffering may take the form of a decorative fence or wall, berm, landscaping, or a combination of these to provide, at time of installation, a six (6') foot high visual screen. Residential buildings along the boundaries of these development areas shall not exceed two (2) stories in height.

4. Florida Game and Freshwater Fish Commission has determined that the project site contains an active bald eagle nest requiring protection in accordance with Florida Game and Freshwater Fish Commission regulations. This project shall be redesigned to comply with the Florida Game and Freshwater Fish Commission regulations not later than submission of the first Preliminary Plat, should the Florida Game and Freshwater Fish Commission determine that these development restrictions exist at the time protective zones are established.

5. At the time of submittal of the Preliminary Development Plan, the applicant must demonstrate that this project will conform to and meets all criteria recommended by the South East Area Task Force and adopted or approved by the Board of County Commissioners on May 8, 1986.

6. A temporary construction easement for the construction of the proposed sixteen (16") inch force main shall be provided to the Manatee County Public Utility Department within thirty (30) days from the date of approval by the Board of County Commissioners.

7. In the event impact fees are not available to the Oneco-Tallevast Fire Department, the developer shall nevertheless make equivalent payments to the Fire District in the same manner and at the same rates in effect at the time such fees were declared invalid.

8. Stormwater management system design shall comply with all South East Task Force recommendations as approved by the Board of County Commissioners including recommended stormwater management practices as implemented pursuant to the South East Task Force recommendations.

9. A Stormwater Management Plan shall be submitted with the Preliminary Development Plan. Construction and post-construction monitoring of surface and groundwater quality and quantity shall be outlined and implemented. Included in this plan shall also be the design and execution of a maintenance program to ensure adequate functioning of the system beyond project buildout. The stormwater management system shall be designed with enough flexibility to allow for hydroperiod refinement, as needed.

10. The developer shall warranty, by bond or other mechanism acceptable to the County, the performance of the stormwater management system in compliance with County and State standards for five (5) years beyond the build-out period of development within each hydrologic unit (drainage basin). Following the five (5) year period after build-out, the property owner, association or special district shall be responsible for stormwater monitoring data collection and reporting.

11. Development density within the Low Intensity Zone shall be limited to a maximum of three (3) du/acre. Demonstration of these density restrictions, meeting the requirements of the Southeast Area Plan, as adopted by the Board of County Commissioners May 8, 1986, shall be shown on the Preliminary Plan/Plat for this area.

12. The dedication of right-of-way for thoroughfare roads through and contiguous to this site shall be dedicated in accordance with the Right-of-Way Needs Map upon request by the Public Works Director.

13. With Preliminary Plan submittal a phase plan shall be provided that includes the number and type of units for each phase. This information shall be used to determine what off-site improvements will be required for each phase.

The developer is notified that this department will recommend against approval of the first phase should it be proposed for more than fifty (50) units without more than one means of access.

14. The developer shall also include with the phasing plan the roadway segments which will be provided with each phase.

15. The preliminary plan shall provide adequate topography and drainage intent to demonstrate a master drainage plan for the site that complies with the adopted Southeast Area Plan (adopted May 8, 1986 by the Board of County Commissioners) and recognizes the information contained in the recently completed Master Drainage Plan for Manatee County.

16. In accordance with Policy 9-1.C of The Manatee Plan, daily Level of Service C and D at peak hours, as determined by the Highway Capacity Manual (1965) and Highway Circular 212 or most current manual, and in accordance with guidelines and conclusions acceptable to the County, shall be maintained on all the following thoroughfares:

- . 33rd Street East from S.R. 70 to Whitfield Avenue
- . Tuttle Avenue from S.R. 70 to University Parkway
- . Lockwood Ridge Road from S.R. 70 to University Parkway
- . S.R. 70 from New U.S. 301 to I-75
- . 63rd Avenue East from New U.S. 301 to University Parkway
- . Whitfield Avenue from New U.S. 301 to University Parkway
- . University Parkway from New U.S. 301 to I-75

No Preliminary Plat or Preliminary Site Plan shall receive approval if the approval of such plat or site plan would generate traffic which, in conjunction with existing traffic and traffic anticipated as a result of other development approvals, and other circumstances upon which the County may base traffic projections, will have the likely result of causing or contributing to a degradation of the Level of Service on the above referenced road links to a daily level below C or D at peak hours, as determined above; or, if a lower level has already been reached prior to the commencement of the first, phase, any degradation in that Level of Service. Each request for Preliminary Plat or Preliminary Site Plan approval must be accompanied by a traffic study prepared as provided in this paragraph.

17. Landscaped buffering shall be provided along the north boundary of Development Pod G, as depicted on the conceptual plan approved by the Planning Commission on April 16, 1986, a minimum of twenty (20') feet in width, and enhanced with an earthen berm and landscaping to provide a minimum height of six (6') feet at time of installation.

Section 3. AMENDMENT OF OFFICIAL ZONING ATLAS The official Zoning Atlas of Manatee County Ordinance No. 81-4, THE MANATEE COUNTY COMPREHENSIVE ZONING AND LAND DEVELOPMENT CODE is hereby amended by changing the zoning district classification of the property identified in Section 4 herein from A-1 (Suburban Agricultural, one (1) Du/Acre) to PDR (Planned Residential Development) retaining the WP/ST (Watershed Protection/Special Treatment Overlay Districts) and the Clerk of the Circuit Court, as Clerk to the Board of County Commissioners, as well as the Planning and Development Department are hereby instructed to cause such amendment to the said Official Zoning Atlas.

Section 4. Legal Description

The East half of the Southeast quarter of Section 20; the South half of the northwest quarter of Section 21; the North half of the Southwest quarter of Section 21; the Southwest quarter of the Southwest quarter of Section 21; and the Northwest quarter of the Northwest quarter of Section 28, all in Township 35 South, Range 18 East, Manatee County, Florida

Subject to Easement in O.R. 194 Pg. 603

The South ten (10) feet of the NE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 20, Township 35 South, Range 18 East; and the South ten (10) feet of the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 21, Township 35 South, Range 18 East; and the North ten (10) feet of the SE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 20, Township 35 South, Range 18 East; and the North ten (10) feet of the SW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 21, Township 35 South, Range 18 East; (Manatee County, Florida)

and Also description from O.R. 404 Pg. 169

The North 221.20 feet of the NE $\frac{1}{4}$ of NE $\frac{1}{4}$ of Section 29, Township 35 South, Range 18 East, Manatee County Florida. LESS the West 33.30 feet thereof for Prospect Road right-of-way.

Utility Easement from O.R. 774 Pg. 687.

A 20-foot permanent easement more particularly described at the north 20 feet of: The SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ and the W $\frac{1}{2}$ of the SE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 21, Township 35S, Range 18 E, Manatee County, State of Florida.

Utility Easement from O.R. 774 Pg. 691

A 20-foot permanent easement more particularly described as the North 20 feet of the East $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of Section 21, Township 35S, Range 18 E, Manatee County, State of Florida.

Section 5. EFFECTIVE DATE This ordinance shall take effect immediately upon the receipt of the official acknowledgment from the Office of the Secretary of State, State of Florida, that same has been filed with that office.

Dated this 26th day of June, 1986.

BOARD OF COUNTY COMMISSIONERS
OF MANATEE COUNTY, FLORIDA

BY: Walter H. H. H. H.

ATTEST: R.B. SHORE
Clerk of the Circuit Court

SEAL 

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STATE OF FLORIDA

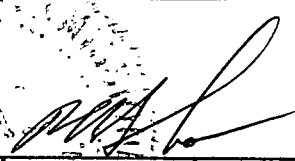
COUNTY OF MANATEE

I, R. B. Shore, Clerk of Circuit Court, in and for the County of Manatee, State of Florida, do hereby certify that the foregoing is a true copy of an ORDINANCE adopted by the Board of County Commissioners of said County in session on the 26th day of June, 1986.

SUBJECT: Z-86-27:

AN ORDINANCE OF THE COUNTY OF MANATEE, FLORIDA, AMENDING THE OFFICIAL ZONING ATLAS OF MANATEE COUNTY ORDINANCE NO. 81-4, THE MANATEE COUNTY COMPREHENSIVE ZONING AND LAND DEVELOPMENT CODE, RELATING TO ZONING WITHIN THE UNINCORPORATED AREA OF MANATEE COUNTY; PROVIDING FOR THE REZONING OF CERTAIN LAND FROM A-1 (SUBURBAN AGRICULTURAL, ONE DU/ACRE) TO PDR (PLANNED RESIDENTIAL DEVELOPMENT) RETAINING THE WP/ST (WATERSHED PROTECTION/SPECIAL TREATMENT OVERLAY DISTRICTS) AND THE APPROVAL OF A CONCEPTUAL DEVELOPMENT PLAN FOR 950 UNITS AT AN OVERALL DENSITY OF 3.06 DE/ACRE; PROVIDING AN EFFECTIVE DATE.

WITNESS My Hand and Official Seal this the 27th day of June, 1986, in Bradenton, Florida.



R. B. Shore, Clerk of Circuit Court
Manatee County, Florida

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The Bradenton Herald

102 MANATEE AVE. WEST, P.O. BOX 921
BRADENTON, FLORIDA 33506
TELEPHONE (813) 748-0411

PUBLISHED DAILY
BRADENTON, MANATEE COUNTY, FLORIDA

STATE OF FLORIDA
COUNTY OF MANATEE:

Before the undersigned authority personally appeared Sandy Riley, who on oath says that she is the Legal Advertising Clerk and the official representative of the Publisher of The Bradenton Herald, a daily newspaper published at Bradenton in Manatee County, Florida, with the express, limited authority to execute this affidavit for the purpose of establishing proof of publication of the public or legal notice and advertisement in the form attached hereto; that the attached copy of advertisement, being a legal advertisement in the matter of
Notice of Public Hearing- SP 86-56

_____ in the _____ Court,
was published in said newspaper in the issues of _____
6/9/86

Affiant further says that the said The Bradenton Herald is a newspaper published at Bradenton, in said Manatee County, Florida, and that the said newspaper has heretofore been continuously published in said Bradenton, Manatee County, Florida, each day and has been entered as second class mail matter at the post office in Bradenton, in said Manatee County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and the affiant further says that she has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

Sandy Riley

Sworn to and subscribed before me this

9th day of June

A.D. 1986

Thomas Tucker

(SEAL) Notary Public

Notary Public, State of Florida at Large
My Commission Expires May 30, 1987

NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN, that the Board of County Commissioners of Manatee County will conduct a Public Hearing on Thursday, June 26, 1986, at 9:00 A.M. in the Chambers of the Board of County Commissioners in the Manatee County Courthouse at Bradenton, Florida, to consider and act upon the following Matters:

SP-86-56—Super America Florida, Inc. Approval of a Special Permit to allow self-service gasoline pumps in conjunction with a convenience store, located at the southwest corner of U.S. 301 and 9th St. E. Current zoning: C-1 (General Commercial) (1.75 Acres).

SP-86-57—W.D. Woodson. Approval of a Special Permit to allow a pet cemetery, crematorium, and columbarium for the remains of pets and humans, located at the northwest corner of Bayshore Rd. and Terra Ceia Rd., south of I-275. Current zoning: A-1 (Suburban Agriculture, 1 du/acre) (3.5 Acres). Rubenia.

SP-86-58—John E. Quinian. Approval of a Special Permit to allow a vehicle service establishment, located at the southeast corner of First Street (U.S. 301/41) and 31st St. E. Current zoning: C-1 (General Commercial) (1.35 Acres).

SP-86-60—G & G Properties. Approval of a Special Permit to allow on premise consumption of beer and wine (2 COP), located in the River Plaza Shopping Center at the northwest corner of S.R. 70 and Caruso Rd. Current zoning: C-1/AF (General Commercial/Agricultural Fringe Overlay) (1.99 Acres).

SP-86-61—Larry and Mary Campbell. Approval of a Special Permit to allow the expansion of an existing construction service establishment, located at 3216-15th St. E. Current zoning: C-1 (General Commercial) (0.52 Acre).

Z-86-27—Dan P. & Corrine McClure. Approval to change the present zoning from A-1 (Suburban Agriculture, 1 Du/Acre) to PDR (Planned Residential Development), retaining the WP/ST (Watershed Protection/Special Treatment) Overlay Districts and the approval of a Conceptual Development Plan for 950 units at an overall density of 3.06 Du/Acre, Located northwest of the present terminus of Whitfield Ave. Extension and bounded by the future extensions of Lockwood Ridge Rd. 63rd Ave. E. (Saunders Rd.) and Prospect Rd. (309.89 Acres).

Z-86-58—Arrie & Annie Hunt and Tommie Ingram, Jr. Approval to change the present zoning from R-1 (One Family Residential District, 6.1 du/acre) to M-1 (Light Industrial), located on the north side of the 2100 Block of 17th St. E. (Memphis Rd.), Ellenton. (3.85 Acres).

All interested parties are invited to appear at this Hearing and be heard. Additionally, any written comments filed with the Planning Commission or the Planning and Development Department will be heard and considered by the Board of County Commissioners.

Interested parties may examine the Official Zoning Atlas, the application and related documents and may obtain assistance regarding this matter from the Manatee County Planning and Development Department, 212 - 6th Avenue East, Bradenton, Florida.

According to Florida Statutes, Section 286.0105, any person desiring to appeal any decision made by the Board of County Commissioners with respect to any matter considered at said Public Hearing will need a record of the proceedings, and for such purposes he may need to ensure that a verbatim record of the proceedings made, which includes the testimony and evidence upon which the appeal is to be based.

SAID HEARING MAY BE CONTINUED FROM TIME TO TIME PENDING ADJOURNMENTS.

Manatee County Board
of County Commissioners
Manatee County Planning & Development Dept.
Manatee County, Florida

6/9/86

K

Mail to Phyllis Lewis

AFFIDAVIT OF POSTING OF PUBLIC NOTICE SIGN, AND
NOTIFICATION BY MAIL TO CONTIGUOUS PROPERTY OWNERS

STATE OF Fl.

COUNTY OF Manatee

BEFORE ME, the undersigned authority, personally appeared Jedidiah Jones, who, after having been first duly sworn and put upon oath, says as follows:

1. That She is the agent (owner, agent for owner), attorney in fact for owner, etc.) of the property identified in the application for Official Zoning Atlas Amendment No. 2-85-27, to be heard on June 30, 1986 and as such, is authorized to execute and make this Affidavit and is familiar with the matters set forth herein and they are true to the best of his knowledge, information and belief.

2. That the Affiant has caused the required public notice sign to be posted pursuant to Manatee County Ordinance No. 81-4 on the property identified in said application and said sign was conspicuously posted 2 feet from the front property line on the 6 day of June, 1986.

3. That the Affiant has caused the mailing of the required letter of notification to contiguous property owners pursuant to Manatee County Ordinance 81-4, by 1st Class Mail, on the 6 day of June, 1986, and attaches hereto as part of and incorporated herein, copies of said letters of notification.

4. That Affiant is aware of and understands that failure to adhere to the provisions of Manatee County Ordinance No. 81-4 as it relates to the above matters may cause the above-identified application and any public hearing held thereon to be ineffective and a nullity.

FURTHER YOUR AFFIANT SAITH NOT.

Sworn to and subscribed before me this.

6th day of June, 1986

Larry R. Montgomery
Notary Public State of Florida at Large

My Commission Expires:

MANATEE COUNTY
PLANNING & DEVELOPMENT DEPT.

JUN 9 1986

RECEIVED

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APR 28 1986

**AFFIDAVIT OF POSTING OF PUBLIC NOTICE SIGN, AND
NOTIFICATION BY MAIL TO CONTIGUOUS PROPERTY OWNERS**

RECEIVED

STATE OF Florida
COUNTY OF Manatee

BEFORE ME, the undersigned authority, personally appeared Judith Jones, who, after having been first duly sworn and put upon oath, says as follows:

1. That he is the agent (owner, agent for owner), attorney in fact for owner, etc.) of the property identified in the application for Official Zoning Atlas Amendment No. 2-86-27, to be heard on MAY 22, 1986 and as such, is authorized to execute and make this Affidavit and is familiar with the matters set forth herein and they are true to the best of his knowledge, information and belief.

2.. That the Affiant has caused the required public notice sign to be posted pursuant to Manatee County Ordinance No. 81-4 on the property identified in said said application and said sign was conspicuously posted 2 feet from the front property line on the 26 day of April, 1986

3. That the Affiant has caused the mailing of the required letter of notification to contiguous property owners pursuant to Manatee County Ordinance 81-4, by 1st Class Mail, on the 25 day of April, 1986, and attaches hereto as part of and incorporated herein, copies of said letters of notification.

4: That Affiant is aware of and understands that failure to adhere to the provisions of Manatee County Ordinance No. 81-4 as it relates to the above matters may cause the above-identified application and any public hearing held thereon to be ineffective and a nullity.

FURTHER YOUR AFFIANT SAITH NOT.

Sworn to and subscribed before me this.

25th day of April, 1986

Barthel R. Montgomery
Notary Public State of Florida at Large

My Commission Expires:

Notary Public, State of Florida at Large
My Commission Expires June 17, 1988

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FLORIDA DEPARTMENT OF STATE RECORD

George Firestone
Secretary of State

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July 2, 1986

Honorable R. B. "Chips" Shore
Clerk of Circuit Court
Manatee County Courthouse
Post Office Box 1000
Bradenton, Florida 33506

R.B. SHORE
CLERK CIRCUIT COURT
MANATEE CO. FLORIDA

Attention: Deputy Clerks

Dear Mr. Shore:

Pursuant to the provisions of Section 125.66, Florida Statutes, this will acknowledge:

1. Receipt of letter/s of June 27, 1986
and certified copy/ies of Manatee
County Ordinance(s) 86-27(Z) and 86-54(Z)
2. Receipt of _____ County Ordinance(s)
relative to:
(a) _____
which we have numbered _____
(b) _____
which we have numbered _____
3. We have filed ~~this~~/these Ordinance(s) in this office
on July 2, 1986.
one each
4. The ~~original~~/duplicate copy/ies showing the filing date
~~is~~/are being returned for your records.

Cordially,

Liz Cloud
(Mrs.) Liz Cloud, Chief
Bureau of Administrative Code

LC/ mb