

FILED FOR RECORD
 R.B. SHORE
 CLERK CIRCUIT COURT
 MANATEE CO. FLORIDA
 APR 11 2 51 PM '96

MANATEE COUNTY ORDINANCE NO. Z-86-30(G)(R⁴)
 SCHROEDER-MANATEE RANCH, CYPRESS BANKS

SECRETARY OF STATE

APR 8 12 38 PM '96

FILED

AN ORDINANCE OF THE COUNTY OF MANATEE, FLORIDA, AMENDING MANATEE COUNTY ORDINANCE NO. Z-86-30(G)(R³-B), AS AMENDED, TO AMEND CONDITION #65; 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 Ordinance Z-86-30(G)(R³-B), as amended, 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 said Board of County Commissioners held a Public Hearing on April 2, 1996 regarding said proposed amendment to approved Manatee County Ordinance No. Z-86-30(G)(R³-B), as amended, described herein in accordance with the requirements of Manatee County Ordinance No. 90-01, as amended, the Manatee County Land Development Code, and has further considered the information received at said Public Hearing.

B. The proposed amendment to Ordinance Z-86-30(G)(R³-B), as amended, regarding the property described in Section 4 herein is found to be consistent with the requirements of Manatee County Ordinance 89-01, as amended, the Manatee County Comprehensive Plan.

Section 2. Condition #65 of Manatee County Ordinance Z-86-30(G)(R³-B), as amended, is hereby amended to read in its entirety as follows:

65. Residential development shall comply with the following dimensional standards:

TYPE	MINIMUM LOT SIZE	MINIMUM LOT WIDTH	FRONT SETBACK (FT.)	SIDE SETBACK (FT.)	REAR SETBACK (FT.)
SF	4,950 SF**	45'	20/15 *	6***	15
SF	9,000 SF	80'	25/20 *	8	15
SF	11,250 SF	100'	25/20 *	8	15
Zero Lot	4,950 SF**	45'	20/15 *	0/10	15

* Front setback for units with side entry garages.

** No more than 50% of the units in each phase shall be less than 6000 square feet in lot area.

*** Lots within Subphases A and B of Summerfield Village, Unit 1 shall be allowed to utilize a six (6) foot side setback or five (5) feet from the leading edge of the roof overhang to the property line.

Section 3. All other provisions of Manatee County Ordinance No. Z-86-30(G)(R³-B), as amended, shall remain in full force and effect. In the event there is an inconsistency between the terms of this Ordinance and the Ordinance referred to above, the terms of this Ordinance shall control.

Section 4. LEGAL DESCRIPTION

That part of Section 17, Township 35 S, Range 19 E, lying south of State Road No. 70.

ALSO: That part of Section 20, Township 35 S, Range 19 E, lying south of State Road No. 70.

ALSO: That part of Section 21, Township 35 S, Range 19 E, lying south of State Road No. 70.

ALSO: That part of Section 22, Township 35 S, Range 19 E, described as follows:

Begin at the southwest corner of said Section 22; thence S 89°29'58" E., along the south line of said Section 22, 100.00 feet, thence N 00°30'04" E., parallel with the west line of said Section 22 and 100.00 feet, easterly therefrom. A distance of 2,397.34 feet, the P.C. of a curve, concave to the southeast having a radius of 950.00 feet; thence run northeasterly. Along the arc of said curve, through a central angle of 68°46'17", a distance of 1,140.27 feet, to the PRC of a curve, concave to the northwest having a radius of 1,050.00 feet; thence run northeasterly along the arc of said curve, through a central angle of 68°37'34", a distance of 1,257.64 feet; thence S 89°21'12" E., parallel with the south R/W of State Road No. 70, and 900.00 feet southerly therefrom, a distance of 872.00 feet, thence N 00°38'48" E., perpendicular with said south R/W, 900.00 feet to the intersection with the south R/W of said State Road No. 70, thence N 89°21'12" W., along said south R/W; 2,250.12 feet to the intersection with the west line of said Section 22; thence S 00°30'04" W, along said west section line, 5162.33 feet to the P.O.B.

ALSO: The north 3,077.34 feet of the west 1/2 of Section 28, Township 35 S., Range 19 E.

ALSO: The NW 1/4 and the north 1/2 of the NE 1/4 of Section 29, Township 35 S., Range 19 E.

Less the following described land: Commence at the northeast corner of Section 20, Township 35 S., Range 19 E., also being the northwest corner of Section 21, Township 35 S., Range 19 E; thence S 00°05'32" W. along the common line between Section 20 and 21, 1,010.00 feet for a P.O.B.; thence S 66°05'32" W, 280.00 feet; thence S 23°54'28" E, 628.89 feet to the intersection with said common line between Section 20 and 21; thence S 00°05'32" W, along said common section line, 450.00 feet; thence S 64°54'28" E, 580.00 feet; thence N 25°05'32" E, 917.59 feet; thence N 23°54'28" W, 875.72 feet; thence S 66°05'32" W, 610.00 feet to the P.O.B., being and lying in Section 20 and 21, Township 35 S., Range 19 E., Manatee County, Florida. Containing 1,762.80 acres more or less.

ALSO: Commence at the northeast corner of Section 20, Township 35 S., Range 19 E., also being the northwest corner of Section 21, Township 35 S., Range 19 E.; thence S 00°05'32" W, along the common line between Section 20 and 21, 1,010.00 feet, for a P.O.B.; thence S 66°05'32" W, 280.00 feet; thence S 23°54'28" E 628.89 feet to the intersection with said common line between Section 20 and 21; thence S 00°05'32" W, along said common section line, 450.00 feet; thence S 64°54'28" E, 580.00 feet; thence N 25°05'32" E, 917.59 feet; thence N 23°54'28" W, 875.72 feet; thence S 66°05'32" W, 610.00 feet to the P.O.B., being and lying in Section 20 and 21, Township 35 S, Range 19 E., Manatee County, Florida. Containing 26.20 acres more or less.

All of the above being and lying in Township 35 South, Range 19 East, Manatee County, Florida. Containing 1,790 acres, more or less.

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.

PASSED AND DULY ADOPTED, by the Board of County Commissioners of Manatee County, Florida on the 2nd day of April, 1996.

BOARD OF COUNTY COMMISSIONERS
OF MANATEE COUNTY, FLORIDA

BY: Stan Stephen
Chairman

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



COPIES TO:

Comm - PFI
copy into 1986 Z ord. file.

DATE 4-11-96
BY RU

STATE OF FLORIDA COUNTY OF MANATEE.

I hereby certify that the foregoing is a true copy of ORDINANCE NO. 2-2006 adopted by the Board of County Commissioners of said County on the 2nd day of April, 1996 this 3rd day of April, 1996 in Bradenton, Florida.

R. B. Shore
Clerk of Circuit Court

By: [Signature]

DIVISIONS OF FLORIDA DEPARTMENT OF STATE

Office of the Secretary
Division of Administrative Services
Division of Corporations
Division of Cultural Affairs
Division of Elections
Division of Historical Resources
Division of Library and Information Services
Division of Licensing

MEMBER OF THE FLORIDA CABINET



FLORIDA DEPARTMENT OF STATE
Sandra B. Mortham
Secretary of State
DIVISION OF ELECTIONS

HISTORIC PRESERVATION BOARDS

Historic Florida Keys Preservation Board
Historic Palm Beach County Preservation Board
Historic Pensacola Preservation Board
Historic St. Augustine Preservation Board
Historic Tallahassee Preservation Board
Historic Tampa/Hillsborough County
Preservation Board

RINGLING MUSEUM OF ART

FILED FOR RECORD
R.B. SHORE
CLERK CIRCUIT COURT
MANATEE CO. FLORIDA
APR 11 2 51 PM '96

April 9, 1996

Honorable R. B. Shore
Clerk to Board of County Commissioners
Manatee County
Post Office Box 1000
Bradenton, Florida 34206

Attention: Robin Liberty, Deputy Clerk

Dear Mr. Shore:

Pursuant to the provisions of Section 125.66, Florida Statutes, this will acknowledge your letter of April 3, 1996 and certified copy of Manatee County Ordinance No. Z-86-30(G)(R4), which was filed in this office on April 8, 1996.

The duplicate copy showing the filing date is being returned for your records.

Sincerely,

Liz Cloud, Chief
Bureau of Administrative Code

LC/mw

Enclosure

BUREAU OF ADMINISTRATIVE CODE

The Elliot Building • 401 South Monroe Street • Tallahassee, Florida 32399-0250 • (904) 488-8427
FAX: (904) 488-7868 • WWW Address <http://www.dos.state.fl.us> • E-Mail: election@mail.dos.state.fl.us