

ORDINANCE 20-

AN ORDINANCE REZONING .52 ACRES OF PROPERTY, LOCATED ON THE SOUTH SIDE OF SE PORT ST. LUCIE BOULEVARD BETWEEN SE SIDONIA STREET AND SE MONTAUK STREET FROM THE INSTITUTIONAL (I) ZONING DISTRICT TO THE PROFESSIONAL (P) ZONING DISTRICT FOR PROPERTY LEGALLY DESCRIBED AS A PORTION OF TRACT K, SOUTH PORT ST. LUCIE UNIT FIVE, AND MORE PARTICULARLY DESCRIBED IN EXHIBIT A (P20-191); PROVIDING FOR CONFLICT; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, St. Lucie County Fire District seeks to rezone .52 acres of property located on the south side of SE Port St. Lucie Boulevard between SE Sidonia Street and SE Montauk Street and within the City of Port St. Lucie, from the Institutional (I) Zoning District to the Professional (P) Zoning District; and

WHEREAS, the proposed zoning is consistent with all applicable elements of the City's adopted Comprehensive Plan and complies with the City's Code of Ordinances; and

WHEREAS, the City of Port St. Lucie Planning and Zoning Board held a public hearing on November 3, 2020 to consider the rezoning application (P20-191), notice of said hearing to adjoining property owners for a radius of seven hundred and fifty (750) feet having been given and advertising of public hearing having been made; and

WHEREAS, the City Council held a public hearing on December __, 2020, to consider the rezoning application (P20-191), advertising of the public hearing having been made; and

WHEREAS, the City Council has considered the rezoning application (P20-191) based on substantial and competent evidence and the City Council has determined to rezone the property legally described as a portion of Tract K, South Port St. Lucie Unit Five and more particularly described in Exhibit A, according to Official Records Book 393, Page 2117 of the Public Records of St. Lucie County, Florida;

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NOW, THEREFORE, THE CITY OF PORT ST. LUCIE HEREBY ORDAINS:

Section 1. Ratification of Recitals. The City Council of the City of Port St. Lucie, Florida, hereby adopts and ratifies those matters as set forth in the foregoing recitals.

Section 2. That the property located on the south side of SE Port St. Lucie Boulevard between SE Sidonia Street and SE Montauk Street and legally described as a portion of Tract K, South Port St. Lucie Unit Five and more particularly described in Exhibit A, according to Official Records Book 393, Page 2117 of the Public Records of St. Lucie County, Florida,, is rezoned from the Institutional (I) Zoning District to Professional (P) Zoning District.

Section 3. Conflict. If any ordinance, or parts of ordinances, or if any sections, or parts of sections, of the ordinances of the City of Port St. Lucie, Florida, are in conflict herewith, this Ordinance shall control to the extent of the conflicting provisions.

Section 4. Severability. The provisions of this Ordinance are intended to be severable. If any provision of this Ordinance is determined to be void or is declared illegal, invalid, or unconstitutional by a Court of competent jurisdiction, the remainder of this Ordinance shall remain in full force and effect.

Section 5. Effective Date. That this Ordinance shall become effective ten (10) days after its final adoption.

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PASSED AND APPROVED by the City Council of the City of Port St. Lucie, Florida, this
_____ day of _____ 2020.

CITY OF PORT ST. LUCIE, FLORIDA

BY: _____
Gregory J. Oravec, Mayor

ATTEST:

Karen A. Phillips, City Clerk

APPROVED AS TO FORM:

BY: _____
James D. Stokes, City Attorney

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EXHIBIT A

That portion of Tract "K," in South Port St. Lucie, Unit Five, Plat Book 14, Page 12, of the Public Records of St. Lucie County, Florida, being more particularly described as follows:

From the intersection of Sidonia Street and Port St. Lucie Boulevard as shown on said plat of South Port St. Lucie, Unit Five, run South $89^{\circ} 57' 21''$ East along the Centerline of said Port St. Lucie Boulevard for a distance of 195' thence run South $00^{\circ} 02' 39''$ East for a distance of 50' to a point on the Southerly line of said Port St. Lucie Boulevard; said point being the Point of Beginning of the parcel of land to be hereinafter described; Thence run South $89^{\circ} 57' 21''$ East along said Southerly line for a distance of 125' to a point of curvature; Thence Southeasterly and Southwesterly along a circular curve to the line having for its elements, a radius of 25', a central angle of $90^{\circ} 00' 00''$ for a distance of 39.27' to a point to tangency; Thence run South $00^{\circ} 02' 39''$ West for a distance of 125'; thence run north $89^{\circ} 57' 21''$ for a distance of 150'; Thence run North $00^{\circ} 02' 39''$ East for a distance of 150' to the Point of Beginning. All land lying in the City of Port St. Lucie, St. Lucie County, Florida, and containing 0.51 acres, more or less.