

ORDINANCE NO. 2802-10

**AN ORDINANCE OF THE CITY OF WINTER PARK,
FLORIDA AMENDING CHAPTER 58, "LAND
DEVELOPMENT CODE", ARTICLE I "COMPREHENSIVE
PLAN" FUTURE LAND USE MAP SO AS TO CHANGE
THE FUTURE LAND USE DESIGNATION OF
COMMERCIAL TO CENTRAL BUSINESS DISTRICT ON
THE PROPERTY AT 301 WEST NEW ENGLAND
AVENUE, MORE PARTICULARLY DESCRIBED HEREIN.**

WHEREAS, the property at 301 W. New England Avenue is zoned commercial (C-2) pursuant to Ordinance No. 2508-03, (formerly termed central business (C-2) district) and

WHEREAS, in the adoption of the City's Comprehensive Plan, the City erred in not making the future land use designation correspond with the existing zoning and thus the City desires to make this correction to the Comprehensive Plan future land use map as a small scale amendment to the Comprehensive Plan, and

WHEREAS, this amendment of the Comprehensive Plan future land use designation meets the criteria established by Chapter 163, Florida Statutes and Rule 9J-5, Florida Administrative Code and pursuant to and in compliance with law, notice has been given to Orange County and to the public by publication in a newspaper of general circulation to notify the public of this proposed Ordinance and of public hearings to be held.

NOW THEREFORE BE IT ENACTED BY THE CITY COMMISSION OF THE CITY OF WINTER PARK, FLORIDA, AS FOLLOWS:

SECTION 1. That Chapter 58 "Land Development Code", Article I, "Comprehensive Plan" future land use plan map is hereby amended so as to change the future land use map designation of commercial to central business district on the property at 301 West New England Avenue, said property being more particularly described as follows:

Lot 17 & 18, Block 40, Revised Map of the Town of Winter Park as recorded in Plat Book "A", Pages 67-72 of the Public Records of Orange County, Florida.

Property Tax ID # 05-22-30-9400-40-170

SECTION 2. This ordinance shall become effective 31 days after adoption on APRIL 26, 2010. If this Ordinance is challenged pursuant to Florida Statutes Section 163.3187 within 30 days after adoption, it will not become effective until the State Land Planning Agency or the Administration Commission, respectively, issues a Final Order determining the Ordinance is in compliance with Chapter 163, Florida Statutes.

ADOPTED at a regular meeting of the City Commission of the City of Winter Park, Florida, held in City Hall, Winter Park, on this 26 day of April, 2010.

Kenneth W. Bradley

Kenneth W. Bradley, Mayor

Attest:

Cynthia S. Bonham

Cynthia S. Bonham, City Clerk

