

ORDINANCE NO. 2804-10

AN ORDINANCE OF THE CITY OF WINTER PARK, FLORIDA AMENDING CHAPTER 58, "LAND DEVELOPMENT CODE", ARTICLE III, "ZONING" AND THE OFFICIAL ZONING MAP SO AS TO CHANGE THE EXISTING ZONING DESIGNATION OF COMMERCIAL (C-3) DISTRICT TO COMMERCIAL (C-2) DISTRICT ON THE PROPERTY AT 535 WEST NEW ENGLAND AVENUE, MORE PARTICULARLY DESCRIBED HEREIN.

WHEREAS, the owner of the property more particularly described herein has requested rezoning in compliance with the Comprehensive Plan, and

WHEREAS, the requested zoning will achieve conformance with the Comprehensive Plan future land use designation for this property and such municipal zoning meets the criteria established by Chapter 166, Florida Statutes 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.

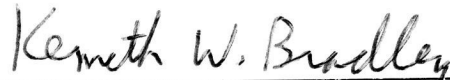
NOW THEREFORE BE IT ENACTED BY THE CITY COMMISSION OF THE CITY OF WINTER PARK, FLORIDA, AS FOLLOWS:

**SECTION 1.** That Chapter 58 "Land Development Code", Article III, "Zoning" and the Official Zoning Map is hereby amended so as to change the existing zoning designation of commercial (C-3) to commercial (C-2) district zoning on the property at 535 West New England Avenue, more particularly described as follows:

The East 25 feet of Lot 10, Block 42, 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 # 05-22-30-9400-42-102

**SECTION 2.** This ordinance shall become effective immediately upon its passage and adoption.

**ADOPTED** at a regular meeting of the City Commission of the City of Winter Park, Florida, held in City Hall, Winter Park, on this 10<sup>th</sup> day of May, 2010.



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Mayor Kenneth W. Bradley

ATTEST:



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City Clerk Cynthia S. Bonham