

ORDINANCE NO. 2812-10

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-2) DISTRICT TO PARKS AND RECREATION (PR) DISTRICT ON THE SOUTH HALF OF THE WINTER PARK POST OFFICE PROPERTY AT 300 NORTH NEW YORK AVENUE AND TO PUBLIC QUASI-PUBLIC (PQP) ON THE NORTH HALF OF THE WINTER PARK POST OFFICE PROPERTY, MORE PARTICULARLY DESCRIBED HEREIN; PROVIDING FOR SEVERABILITY, CONFLICTS AND AN EFFECTIVE DATE.

WHEREAS, the 2.03 acres of the Winter Park Post Office property at 300 N. New York Avenue is envisioned to become an expansion of Central Park, in whole or in part, should it cease to be used as a post office, and

WHEREAS, the City Commission intends to establish a municipal zoning designation on this property in compliance with the establishment of a similar Comprehensive Plan future land use designation for said property, and

WHEREAS, the establishment of 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, and

WHEREAS, the Planning and Zoning Board recommended approval of this Ordinance at its April 6, 2010 meeting and found it to be consistent with the Comprehensive Plan.

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-2) district (same as the formerly named central business (C-2) district) to parks and recreation (PR) district on the south half of the Winter Park Post Office property at 300 N. New York Avenue, said portion of that property being more particularly described as follows:

LEGAL DESCRIPTION: (SOUTH PARCEL OF PROPERTY TAX ID# 05-22-30-9400-21-010)

LOTS 25 THROUGH 34, BLOCK 25, OF THE REVISED MAP OF THE TOWN OF WINTER PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK "A", PAGES 67 THROUGH

72, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA. (LESS RIGHT-OF-WAY FOR NEW YORK AVENUE)

TOGETHER WITH:

GARFIELD AVENUE, (NOW VACATED) LYING EAST OF NEW YORK AVENUE'S, EAST RIGHT-OF-WAY LINE, AND WEST OF THE CSX RAILROAD'S, WEST RIGHT-OF-WAY LINE. (AND ALSO): THE WEST ½ OF WEST PARK AVENUE (NOW VACATED) LYING NORTH OF CAROLINA AVENUE'S, NORTH RIGHT-OF-WAY LINE AND SOUTH OF GARFIELD AVENUE (NOW VACATED) SOUTH RIGHT-OF-WAY LINE, OF THE REVISED MAP OF THE TOWN OF WINTER PARK, AS RECORDED IN PLAT BOOK "A", PAGES 67 THROUGH 72, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

SECTION 2. 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-2) district (same as the formerly named central business (C-2) district) to public, quasi-public (PQP) district on the north half of the Winter Park Post Office property at 300 N. New York Avenue, said portion of that property being more particularly described as follows:

LEGAL DESCRIPTION: (NORTH PARCEL of PROPERTY TAX ID# 05-22-30-9400-21-010)

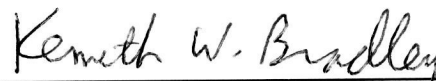
LOTS 1 THROUGH 9, BLOCK 21, AND THE VACATED 14.00 FEET WIDE ALLEY OF BLOCK 21, OF THE REVISED MAP OF THE TOWN OF WINTER PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK "A", PAGES 67 THROUGH 72, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

SECTION 3. SEVERABILITY. If any Section or portion of a Section of this Ordinance proves to be invalid, unlawful, or unconstitutional, it shall not be held to invalidate or impair the validity, force, or effect of any other Section or part of this Ordinance.

SECTION 4. CONFLICTS. All Ordinances or parts of Ordinances in conflict with any of the provisions of this Ordinance are hereby repealed.

SECTION 5. EFFECTIVE DATE. This ordinance shall become effective 31 days after adoption on May 10, 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 10th day of May, 2010.



Mayor Kenneth W. Bradley

Attest:



City Clerk Cynthia S. Bonham