

ORDINANCE NO. 3085-17

AN ORDINANCE OF THE CITY OF WINTER PARK, FLORIDA AMENDING, CHAPTER 58 LAND DEVELOPMENT CODE, ARTICLE II, ZONING AND THE OFFICIAL ZONING MAP TO CHANGE FROM MEDIUM DENSITY MULTIPLE-FAMILY RESIDENTIAL (R-3) DISTRICT ZONING TO OFFICE (O-2) DISTRICT ZONING ON THE PROPERTIES AT 407 ST. ANDREWS BOULEVARD AND 2291/2295/2301 AND 2305 GLENWOOD DRIVE, MORE PARTICULARLY DESCRIBED HEREIN, PROVIDING FOR CONFLICTS, SEVERABILITY AND AN EFFECTIVE DATE.

WHEREAS, the owners of property at 407 St. Andrews Boulevard and 2291/2295/2301 and 2305 Glenwood Drive have requested a Zoning map amendment in conformance with the Comprehensive Plan future land use designation for such properties 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 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 of the City of Winter Park has recommended approval of this Ordinance at their August 1, 2017 meeting; and

WHEREAS, the City Commission of the City of Winter Park held a duly noticed public hearing on the proposed zoning change set forth hereunder and considered findings and advice of staff, citizens, and all interested parties submitting written and oral comments and supporting data and analysis, and after complete deliberation, hereby finds the requested change consistent with the City of Winter Park Comprehensive Plan and that sufficient, competent, and substantial evidence supports the zoning change set forth hereunder; and

WHEREAS, the City Commission hereby finds that this Ordinance serves a legitimate government purpose and is in the best interests of the public health, safety, and welfare of the citizens of Winter Park, Florida.

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

SECTION 1. Official Zoning Map Amendment. That Chapter 58 "Land Development Code", Article III, "Zoning" and the Official Zoning Map is hereby amended so as to change the zoning designation of Medium Density Multiple Family Residential (R-3) District zoning to Office (O-2) District zoning on the properties at 407 St. Andrews Boulevard and 2291/2295/2301 and 2305 Glenwood Drive, more particularly described as follows:

LOTS 23, 24, 25 AND 26, PER THE PLAT OF ALOMA SECTION 1, AS RECORDED IN PLAT BOOK "O", PAGE 51, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

Property Tax ID'S # 09-22-30-0120-16-251; 09-22-30-0120-16-241; 09-22-30-0120-16-240 and 09-22-30-0120-16-230

SECTION 2. 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 3. Conflicts. All Ordinances or parts of Ordinances in conflict with any of the provisions of this Ordinance are hereby repealed.

SECTION 4. Effective Date. This Ordinance shall become effective upon the final 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 25th day of September, 2017.



Mayor Steve Leary

ATTEST:



City Clerk Cynthia S. Bonham