

ORDINANCE 2023-26

AN ORDINANCE OF THE CITY OF TARPON SPRINGS, FLORIDA AMENDING THE OFFICIAL ZONING ATLAS OF THE CITY OF TARPON SPRINGS FOR 0.26 ACRES, MORE OR LESS, OF REAL PROPERTY LOCATED AT 1125 WEST CURLEW PLACE, FROM, PINELLAS COUNTY ZONING DESIGNATION R-3 (SINGLE FAMILY RESIDENTIAL) TO CITY OF TARPON SPRINGS ZONING DESIGNATION R-70A (SINGLE FAMILY RESIDENTIAL) (APPLICATION #22-89); PROVIDING FOR FINDINGS; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the property owner of record of said parcel has requested to amend to the zoning district designation of said parcel from the Pinellas County R-3 (Single Family Residential)zoning district to the City of Tarpon Springs R-70A (Single Family Residential) zoning district; and,

WHEREAS, the applicant is also requesting a change to the Future Land Use designation from Pinellas County RL (Residential Low) to the City of Tarpon Springs RL (Residential Low) category; and,

WHEREAS, the proposed R-70A (Single Family Residential) zoning district is consistent with the proposed future land use category of RL (Residential Low); and,

WHEREAS, the planned uses within the R-70A District are compatible with surrounding and existing land uses; and,

WHEREAS, the property owner has also requested to annex said property into the municipal limits of Tarpon Springs; and,

WHEREAS, the Planning and Zoning Board conducted a public hearing on this rezoning Ordinance on January 22, 2024; and,

WHEREAS, published legal notice of this Ordinance has been provided pursuant to the requirements of Chapter 166.041, F.S. and Section 206 of the Tarpon Springs Comprehensive Zoning and Land Development Code.

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF COMMISSIONERS OF THE CITY OF TARPON SPRINGS, FLORIDA:

Section 1. FINDINGS

1. That the Board of Commissioners finds that this Ordinance is consistent with the Tarpon Springs Comprehensive Plan.
2. That available uses to which the property may be put are appropriate to the property in question and are compatible with the existing and planned uses in the area.

3. That the amendment shall provide for efficient and orderly development considering the impact upon growth patterns and the cost to the City to provide public facilities.
4. That the amendment will not adversely impact nor exceed the capacity or the fiscal ability of the City to provide public facilities including transportation, water and sewer, solid waste, drainage, recreation, education, fire protection, library service and other similar public facilities.

Section 2. ZONING ATLAS AMENDMENT

That the Official Zoning Atlas of the City of Tarpon Springs is hereby amended for the property described as:

That portion of the Northeast 1/4 of Section 23, Township 27 South, Range 15 East, Pinellas County, Florida described as follows:

Commence at the Northwest corner of said Northeast 1/4 thence South 89 degrees 41 minutes 13 seconds East along the North line of said Section 23 a distance of 254.33 feet thence South 01 degrees 33 minutes 58 seconds West, 33.01 feet to the Northeast corner of Lot 68 of Roling Oaks, according to the map or plat thereof, as recorded in Plat Book 102, Page 57 and 58, of the Public Records of Pinellas County, Florida for a Point of Beginning, thence continue South 01 degrees 33 minutes 58 seconds West, along the East line of said Lot 68, a distance of 139.94 feet to the Southeast corner of Lot 68, thence South 89 degrees 41 minutes 01 seconds East, along the North line of Greywood Avenue; a distance of 80.00 feet, thence North 01 degrees 33 minutes 58 seconds East, 139.94 feet to the South line of Curlew Place, thence North 89 degrees 41 minutes 01 seconds West, along said South line 80.00 feet to the Point of Beginning.

Parcel ID Number: 23-27-15-00000-120-1300

Section 3. EFFECTIVE DATE

This Ordinance shall be effective upon approval, contingent upon approval of Ordinance 2023-25 for annexation, and, in conjunction with approval of Ordinance 2023-27 for Future Land Use Map amendment, in the manner provided by law.

PASSED and ADOPTED this 20th day of February, 2024.

Costa S. Vatikiotis
COSTA S. VATIKIOTIS, MAYOR

Mike Eisner
MIKE EISNER, VICE MAYOR

Panagiotis Koulias
PANAGIOTIS KOULIAS, COMMISSIONER

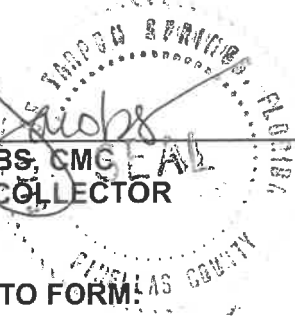
John M. Koulianos
JOHN M. KOULIANOS, COMMISSIONER

MOTION BY: VICE MAYOR EISNER
SECOND BY: COMMISSIONER KOULIAS

VOTE ON MOTION

COMMISSIONER KOULIANOS Yes
COMMISSIONER KOULIAS Yes
VICE MAYOR EISNER Yes
MAYOR VATIKIOTIS Yes

ATTEST:

Irene S. Jacobs
IRENE S. JACOBS, CMG
CITY CLERK & COLLECTOR


FIRST READING: February 6, 2024

SECOND READING: February 20, 2024

APPROVED AS TO FORM:

Regina A. Kardash
REGINA A. KARDASH
CITY ATTORNEY