

CITY OF ANNA MARIA  
ORDINANCE NO. 14-776

AN ORDINANCE OF THE CITY OF ANNA MARIA,  
FLORIDA, AMENDING CHAPTER 70 GENERAL  
PROVISIONS, OF THE CODE OF ORDINANCES OF  
THE CITY OF ANNA MARIA, ; PROVIDING FOR  
FINDINGS OF FACT; PROVIDING FOR  
AMENDMENT TO SECTION 70-1 DEFINITIONS  
AND RULES OF CONSTRUCTION; PROVIDING  
FOR REPEAL OF ORDINANCES IN CONFLICT;  
PROVIDING FOR SEVERABILITY; AND  
PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, the City of Anna Maria is authorized by the Florida Constitution, Florida Statutes, and the City Charter to regulate the use of lands within its corporate boundaries; and

WHEREAS, the City of Anna Maria is primarily residential in character with its residents and citizens enjoying an island lifestyle; and

WHEREAS, the City of Anna Maria amended its definitions relating to dwelling units to protect the character of the single-family nature of the City; and

NOW, THEREFORE, be it ordained by the City Commission of the City of Anna Maria, the following:

**Section One. Findings of Fact**

The above "whereas" clauses are deemed findings of fact.

**Section Two. Amendment to Section 70-1, Definitions and rules of construction**

Section 70-1 Definitions and rules of construction, is hereby amended by adding all language that is underscored and by deleting all language shown as strikethrough, so as to read in its entirety as follows:

**Section 70-1 Definitions and rules of construction**

*Dwelling* means a building or portion thereof which is used exclusively for human habitation.

*Dwelling, multifamily* means a building containing three or more dwelling units, not to include a hotel or motel.

*Dwelling, single-family* means a building containing only one dwelling unit to be occupied by one family.

*Dwelling, two-family or duplex* means a building containing two dwelling units.

*Dwelling unit* means a room or rooms connected together , constituting a single housing unit providing complete, independent living facilities for one family, for owner occupancy or rental or lease, and physically separated from any other rooms or dwelling units which may be in the same structure ~~housekeeping unit~~, including permanent provisions for living, sleeping, eating, ~~cooking~~ and sanitation facilities and one kitchen.

*Kitchen* is an area within a structure used for preparation or cooking of food which contains a sink and a significant cooking appliance. (electric/gas range with or without oven). In all districts, significant cooking appliances also shall include, but not be limited to: stoves, microwaves or other ovens, hot plates or cook tops. Significant cooking appliances shall not include grills for exterior use. Multiple appliances within a space occupied as a single household unit by the same family and not rented separately shall constitute one kitchen.

**Section Three. Repeal of Ordinance.**

This Ordinance hereby repeals all Ordinances and parts of ordinances in conflict herewith to the extent of such conflict.

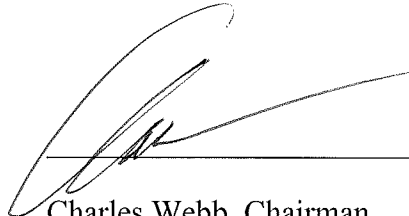
**Section Four. Severability.** If any section, sub-section, paragraph, sentence, clause or phrase in this Ordinance shall be held invalid by a court of competent jurisdiction, then such invalidity shall not effect the remaining portions hereof.

**Section Five. Effective Date.**

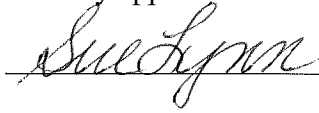
This Ordinance shall be effective upon adoption by the City Commission and approval by the Mayor in accordance with the Charter of the City of Anna Maria

**PASSED AND ADOPTED**, by the City Commission of the City of Anna Maria, Florida, in regular session assembled, this 14 day of August, 2014.


Doug Copeland, Commissioner  
Nancy Yetter, Commissioner  
Charles Webb, Commissioner  
Carol Carter, Commissioner  
Dale Woodland, Commissioner

  
\_\_\_\_\_  
Charles Webb, Chairman

I hereby approve this Ordinance:

  
\_\_\_\_\_  
SueLynn, Mayor

ATTEST:

  
\_\_\_\_\_  
Diane Percycoe, City Clerk

August 14, 2014

August 14, 2014