

**ORDINANCE NO. 03-2019**

**AN ORDINANCE OF THE CITY OF SEMINOLE, FLORIDA, ANNEXING A 0.15 ACRE PARCEL OF UNINCORPORATED PINELLAS COUNTY, FLORIDA INTO THE CITY OF SEMINOLE WHICH PARCEL IS LOCATED ON THE EAST SIDE OF 113<sup>TH</sup> STREET NORTH, APPROXIMATELY 462 FEET SOUTH OF 105<sup>TH</sup> AVENUE NORTH, AT 10401 113<sup>TH</sup> STREET NORTH (PIN #: 15/30/15-40104-000-0540), AND WHICH IS CONTIGUOUS TO THE CITY OF SEMINOLE; REDEFINING THE BOUNDARY LINES OF THE CITY OF SEMINOLE, FLORIDA TO INCLUDE SAID PARCEL; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE**

**WHEREAS**, Nasima Akhter and Arshia Ferdaus are the owners of the property located at 10401 113<sup>th</sup> Street, and otherwise described as LOT 54, HI-RIDGE ESTATES 1<sup>ST</sup> ADDITION, which property is to be annexed herein, pursuant to the petition for voluntary annexation signed by the owner(s), and requesting that this property be annexed into the City of Seminole; and

**WHEREAS**, the requirements of Chapter 171, Florida Statutes, pertaining to voluntary annexations, have been complied with, in that:

- (a) The property described herein which is the subject of this annexation ordinance is contiguous to the City of Seminole, is reasonably compact and does not create an enclave.
- (b) The City of Seminole, within ten (10) calendar days prior to the publishing the ordinance notice of said annexation, provided Pinellas County by certified mail a copy of the notice of annexation ordinance, a legal description/parcel identification, and map of said property to be annexed.

**WHEREAS**, this annexation is in the best interest of the City of Seminole and the property owner(s).

**NOW, THEREFORE, BE IT ORDAINED**, by the City of Seminole, Florida, as follows:

Section 1. The property to be annexed herein, all of which heretofore was situated in the unincorporated area of Pinellas County, is contiguous to the City of Seminole, is reasonably compact and does not create an enclave.

Section 2. The City of Seminole acting by and through its City Council, under the authority of Chapter 171 Florida Statutes, hereby annexes into the corporate limits of the City of Seminole, Florida the following described property and accordingly redefines the boundaries of said City to include the following:  
Lot 54, HI-RIDGE ESTATES 1<sup>ST</sup> ADDITION, according to that certain plat as

recorded in the Public Records of Pinellas County, Florida, described as follows: Commencing at the northeast corner of Lot 54, Hi-Ridge Estates 1<sup>st</sup> Addition, as described in Plat Book 59, Page 80 as the point of beginning (POB); thence west along the northerly lot line of Lot 54 a distance of approximately 100 ft to the northwest corner of Lot 54 to a point; thence south from the northwest corner of Lot 54 along the west lot line of Lot 54 a distance of approximately 64.2 ft. to southwest corner of Lot 54 to a point; thence from the southwest corner of Lot 54 along the south lot line of Lot 54 a distance of approximately 100 feet to the southeast corner of Lot 54 to a point; thence north from the southeast corner of Lot 54 along the east lot line of Lot 54 a distance of approximately 64.2 ft. to the northeast corner of Lot 54 to the POB (0.15 acres MOL).

- Section 3. The legal description of the City of Seminole contained in the City Charter and all official City maps and other official documents shall be amended accordingly.
- Section 4. The provisions of this ordinance are found and determined to be consistent with the City of Seminole Comprehensive Plan. The City Council hereby accepts the dedication of all easements, rights-of-way and other dedications to the public which have heretofore been made by plat, deed or user within the annexed properties.
- Section 5. The land herein annexed is designated as Residential Low (RL) on the Pinellas County Future Land Use Map and shall be designated on the City's Comprehensive Plan Future Land Use Map as Residential Low (RL), and the City's Future Land Use Map boundaries shall be redefined to include the property annexed herein.
- Section 6. The land herein annexed is designated as Single Family Residential District (R-3) on the County Zoning Map and shall be designated on the City's Official Zoning Map as Residential Urban (RU), and the City's Official Zoning Map boundaries shall be redefined to include the property annexed herein.
- Section 7. It is the intention of the City Council that each provision hereto be considered severable, and, if any section, subsection, sentence, clause, or provision of this Ordinance is held invalid, the remainder of the Ordinance shall not be affected.
- Section 8. This Ordinance shall be published for two consecutive weeks in the newspaper in accordance with the provisions of the Florida Statutes, Section 171.044 - Voluntary Annexation.


Section 9. This ordinance shall take effect immediately upon passage. The City Clerk shall file certified copies of this Ordinance together with the map attached hereto, with the Clerk of the Circuit Court and the County Administrator of Pinellas County, Florida, within 7 days after adoption and shall file a certified copy with the Florida Department of State within 30 days after adoption.

APPROVED ON FIRST READING: April 9, 2019  
PUBLISHED: April 12, 2019 and April 19, 2019  
PASSED AND ADOPTED ON  
SECOND AND FINAL READING: April 23, 2019

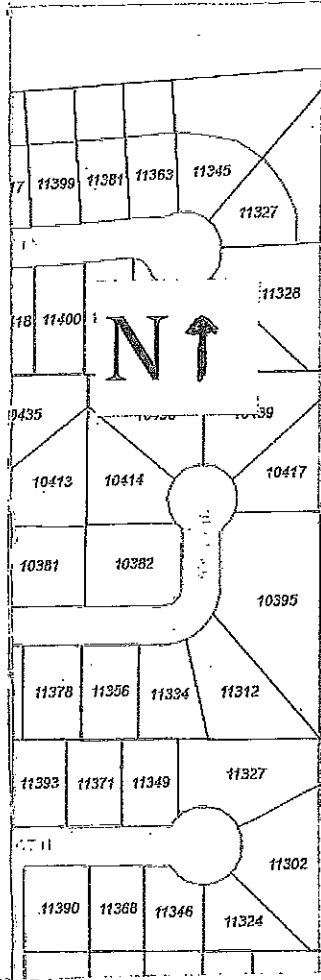
  
LESLIE WATERS, MAYOR

I, Ann Marie Mancuso, City Clerk of the City of Seminole, Florida, County of Pinellas, State of Florida, a municipal corporation do hereby certify the foregoing and hereto attached is a true and correct copy of Ordinance No. 03-2019 which is on file in the City Clerk's Office:

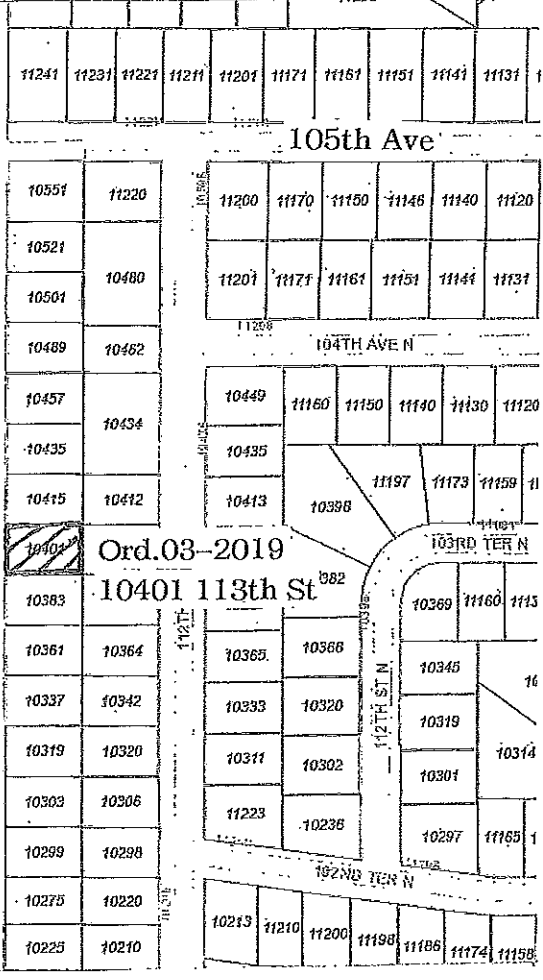
IN WITNESS WHEREOF, I hereunto set my hand and affixed the seal of the City of Seminole, Pinellas County, Florida, this 7 day of May, 2019.

  
Ann Marie Mancuso, City Clerk





113th St



Ord. 03-2019

10401 113th St

105th Ave

104th Ave N

103rd Ter N

112th St