

2019 MAR 26 PM 12:43

CAROLYN TIMMANN
CLERK OF CIRCUIT COURT

BY _____ D.C.

**BEFORE THE BOARD OF COUNTY COMMISSIONERS
MARTIN COUNTY, FLORIDA**

RESOLUTION NUMBER 19-2.40

**[REGARDING AMENDMENT TO SPECIAL EXCEPTION
FOR NORTH RIVER SHORES TENNIS CLUB]**

WHEREAS, this Board has made the following determinations of fact:

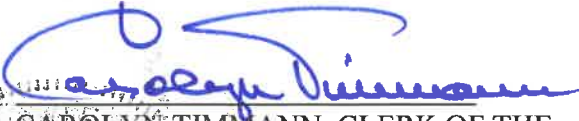
1. North River Shores Tennis Club submitted an application for an Amendment to Special Exception, located on lands legally described in Exhibit A.
2. This Board approved a special exception to allow for the construction of a private tennis club on April 5, 1977 as set forth in Resolution 77-4.1, and recorded in Official Record Book 419, beginning at Page 2147, Official Records of Martin County, Florida.
3. Upon proper notice of hearing this Board held a public hearing on the application on February 26, 2019.
4. At the public hearing, all interested parties were given an opportunity to be heard.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF MARTIN COUNTY, FLORIDA, THAT:

1. The special exception is not for a use regulated by Article 4, Division 8, or Article 4, Division 18, Land Development Regulations;
2. The special exception is in continuing use and in compliance with its original conditions, unless good cause is shown why those conditions are no longer applicable;
3. The amendment to the special exception will not be detrimental to the public safety, health or welfare or be injurious to other property or improvements in the area in which the property is located;
4. The amendment requested is compatible and harmonious with the uses allowed in the district; and
5. The amendment is not otherwise prohibited by the Comprehensive Growth Management Plan, the Land Development Regulations or General Ordinances of Martin County.
6. The application for amendment to special exception is approved and all development shall be in accordance with the revised final site plan attached hereto as Exhibit B.
7. All conditions of Resolution 77-4.1 not amended by this amendment shall remain in full force and effect.
8. This Resolution shall be recorded in the Public Records of Martin County. A copy of this Resolution shall be forwarded to the applicant by the Growth Management Department subsequent to recording.

DULY PASSED AND ADOPTED THIS 26th DAY OF FEBRUARY, 2019.

ATTEST:




CAROLYN TIMMANN, CLERK OF THE
CIRCUIT COURT AND COMPTROLLER

BOARD OF COUNTY COMMISSIONERS
MARTIN COUNTY, FLORIDA

BY:


EDWARD V. CIAMPI
CHAIRMAN

APPROVED AS TO FORM AND
LEGAL SUFFICIENCY:


KRISTA A. STOREY
ACTING COUNTY ATTORNEY

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Exhibit A

Legal Description

PARCEL 1:

BEGINNING AT THE SOUTHWEST CORNER OF SECTION 19, TOWNSHIP 37 SOUTH, RANGE 41 EAST, THENCE RUN NORTH ON THE WEST LINE OF SECTION 19, TOWNSHIP 37 SOUTH, RANGE 41 EAST, A DISTANCE OF 758 FEET TO THE POINT OF BEGINNING; THENCE RUN EAST PARALLEL WITH THE SOUTH SECTION LINE A DISTANCE OF 300 FEET; THENCE RUN SOUTH PARALLEL WITH THE WEST SECTION LINE A DISTANCE OF 436 FEET; THENCE RUN WEST PARALLEL TO THE SOUTH SECTION LINE A DISTANCE OF 300 FEET; THENCE RUN NORTH ALONG THE WEST SECTION LINE A DISTANCE OF 436 FEET TO THE POINT OF BEGINNING, MARTIN COUNTY, FLORIDA.

PARCEL CONTAINS 130,779.78 SQUARE FEET, 3.00 ACRES, +/-.

TOGETHER WITH AN EASEMENT FOR INGRESS, EGRESS AND ACCESS IN COMMON WITH OTHERS, OVER, UPON AND ACROSS THE WEST 50 FEET OF THE SOUTH 322 FEET OF SAID SECTION 19, TOWNSHIP 37 SOUTH, RANGE 41 EAST, MARTIN COUNTY, FLORIDA.

PARCEL 2:

LANDS AS DESCRIBED IN OFFICIAL RECORDS BOOK 1530, PAGE 2319, OF THE PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA.

PARCEL CONTAINS 142322.01 SQUARE FEET, 3.27 ACRES, +/-.

