

## NOTICE OF CONSIDERATION OF PROPOSED ZONING RECLASSIFICATION

**NOTICE: A PUBLIC HEARING** will be held before the Okeechobee County Planning Board on **Tuesday, August 27, 2024 at 6:00 p.m.** in the Health Department Auditorium, 1728 NW 9<sup>th</sup> Avenue, Okeechobee, Florida to consider a request for a change in zoning from the existing classification of Residential Mobile Home (RMH) to the proposed classification of Commercial - Recreational Vehicle (C-RV). The property owner and applicant is LQ Investments Portfolio Ten, LLC. The property address is 8275 US Highway 441 SE, and is further described as follows:

PARCEL NO. 1: BEING A PORTION OF LOT 11, BLOCK 5, CONSOLIDATED LAND COMPANY'S SUBDIVISION IN SECTIONS 4 AND 9, TOWNSHIP 38 SOUTH, RANGE 36 EAST, AND THE MARGINAL LANDS THEREOF AND BEING MORE PARTICULARLY BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF LOT 11; THENCE NORTH 35°15'18" EAST ALONG THE COMMON LINE BETWEEN LOTS 10 AND 11, A DISTANCE OF 2043.75 FEET TO THE POINT LYING ON THE HOPKINS MEANDER LINE; THENCE SOUTH 60°12'58" EAST ALONG SAID HOPKINS MEANDER LINE A DISTANCE OF 100.46 FEET; THENCE SOUTH 35°13'03" WEST CROSSING THE HANCOCK MEANDER LINE AND PASSING OUT OF LOT 11 AT A DISTANCE OF 2053.83 FEET, A TOTAL DISTANCE OF 2104.89 FEET TO A POINT LYING ON THE NORTHEASTERLY RIGHT-OF-WAY LINE OF SR 15 (US 441); THENCE NORTH 51°54'22" WEST ALONG A LONG CHORD REFERENCING SAID NORTHEASTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 100.23 FEET TO A POINT LYING ON THE COMMON LINE BETWEEN LOTS 10 AND 11 PROJECTED; THENCE NORTH 35°15'18" EAST ALONG SAID COMMON LINE PROJECTED A DISTANCE OF 46.44 FEET TO THE POINT OF BEGINNING. BEING SUBJECT TO ALL EASEMENTS AND RIGHT-OF-WAY OF RECORD.

ALONG WITH:

BEING A PORTION OF LOT 11, BLOCK 5, OF CONSOLIDATED LAND COMPANY'S SUBDIVISION IN SECTIONS 4 AND 9, TOWNSHIP 38 SOUTH, RANGE 36 EAST AND THE MARGINAL LANDS THEREOF AND BEING MORE PARTICULARLY BOUNDED AND DESCRIBED AS FOLLOWS: COMMENCE AT THE SOUTHWEST CORNER OF LOT 11, THENCE SOUTH 54°29'26" EAST, ALONG THE HANCOCK MEANDER LINE A DISTANCE OF 100.00 FEET TO THE POINT OF BEGINNING; THENCE NORTH 35°13'03" EAST A DISTANCE OF 2053.83 FEET TO A POINT LYING ON THE HOPKINS MEANDER LINE; THENCE SOUTH 60°12'58" EAST ALONG SAID HOPKINS MEANDER LINE A DISTANCE OF 201.25 FEET TO THE NORTHEAST CORNER OF SAID LOT 11; THENCE SOUTH 35°00'31" WEST ALONG THE COMMON LINE BETWEEN LOTS 11 AND 12, PASSING THE HANCOCK MEANDER LINE AT 2073.96 FEET, A TOTAL DISTANCE OF 2134.42 FEET TO A POINT LYING ON THE NORTHEASTERLY RIGHT-OF-WAY LINE OF SR 15 (US 441); THENCE NORTH 51°54'22" WEST ALONG A LONG CHORD REFERENCING SAID NORTHEASTERLY RIGHT-OF-WAY LINE A DISTANCE OF 208.38 FEET TO A POINT: THENCE NORTH 35°13'03" EAST A DISTANCE OF 51.06 FEET TO THE POINT OF BEGINNING

PARCEL NO. 2:

COMMENCE AT THE NORTHWEST CORNER OF LOT 10 OF CONSOLIDATED LAND COMPANY'S SUBDIVISION OF CERTAIN LANDS IN TOWNSHIPS 37 AND 38 SOUTH, RANGE 36 EAST, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 1, PAGE 5, OF THE PUBLIC RECORDS OF OKEECHOBEE COUNTY, FLORIDA, AND BEAR SOUTH 60°01'40" EAST ALONG THE NORTH BOUNDARY OF SAID LOT 10 A DISTANCE OF 226.27 FEET TO THE POINT-OF-BEGINNING;

THENCE CONTINUE SOUTH 60°01'40" EAST ALONG THE NORTH BOUNDARY OF SAID LOT 10, A

DISTANCE OF 75.29 FEET TO THE NORTHEAST CORNER OF LOT 10; THENCE BEAR SOUTH 35°15'18" WEST ALONG THE EAST BOUNDARY OF SAID LOT 10, AND EXTENSION THEREOF, A DISTANCE OF 2090.19 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF SR 15 (US 441); THENCE BEAR NORTH 54°31'24" WEST ALONG THE NORTH RIGHT-OF-WAY LINE OF SR 15 (US 441) A DISTANCE OF 74.97 FEET TO A POINT; THENCE BEAR NORTH 35°15'18" EAST, A DISTANCE OF 2082.98 FEET TO THE POINT-OF-BEGINNING. LYING IN AND COMPRISING A PART OF LOT 10, BLOCK 5, CONSOLIDATED LAND COMPANY'S SUBDIVISION AND ADJACENT MARGINAL LANDS LYING BETWEEN HANCOCK

MEANDER LINE AND THE NORTH RIGHT-OF-WAY LINE OF SR 15 (US 441) IN SECTIONS 4 AND 9, TOWNSHIP 38 SOUTH, RANGE 36 EAST.

**A SECOND PUBLIC HEARING** to consider the request for a change in zoning will be held before the Board of County Commissioners on **Thursday, September 12, 2024 at 9:00 a.m.** in the Judge William L. Hendry Courtroom, Room 270, Historic Okeechobee County Courthouse, 304 NW 2nd Street, Okeechobee, Florida. The request for a change in zoning will be considered by the following titled ordinance:

AN ORDINANCE TO AMEND ORDINANCE 92-20 (LAND DEVELOPMENT REGULATIONS OF OKEECHOBEE COUNTY, FLORIDA), TO PROVIDE FOR AN AMENDMENT TO THE ZONING ATLAS; TO PROVIDE FOR AN EFFECTIVE DATE.

A copy of the proposed ordinance shall be available for inspection by the public during normal business hours at the Okeechobee County Community Development Department, 1700 NW 9th Avenue, Suite A, Okeechobee, Florida, 34972. Interested parties may appear at the meeting and be heard with respect to the proposed ordinance and may submit written comments to the Community Development Department prior to the hearing.

Any person deciding to appeal any decision by the Planning Board or Board of County Commissioners with respect to any matter considered at these meetings or hearings will need to ensure that a verbatim record of the proceedings is made and that the record includes the testimony and evidence upon which the appeal will be based. County Clerk and Community Development tapes are for the sole purpose of backup for official records of the County Clerk and of the Community Development Department.

Okeechobee County Community Development Department  
1700 NW 9<sup>th</sup> Avenue, Suite A; Okeechobee, Florida 34972  
Petition R-2024-0771

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