

A RESOLUTION OF THE TOWN COMMISSION OF THE TOWN OF SEWALL'S POINT, FLORIDA, AUTHORIZING AND APPROVING CONSTRUCTION OF A DOCK WITHIN THE SET-BACK AREA ESTABLISHED UNDER SECTION XI.M.1.B(3) OF THE ZONING CODE.

LEGAL DESCRIPTION

The South 88.89 feet of the North 477.78 feet of Government Lot 2, Section 35, Township 37 South, Range 41 East, lying between Sewall's Point Road and the St. Lucie River, and having a 100 ft. frontage on the Sewall's Point Road, containing 1.4 acres, more or less. SUBJECT TO restrictions, easements and zoning of record.

WHEREAS, the Town Commission of the Town of Sewall's Point has authority under the Code of Ordinances of the Town of Sewall's Point, Appendix B - Zoning, Section XI.M.1.C(2), to grant permission for lot owners to construct docks within the set-back area established under Section XI.M.1.B.(3); and

WHEREAS, ST. LUCIE COASTAL PROPERTIES, INC., a Florida corporation, the owner of the above described property, has applied for permission to construction of a dock to be located within the set-back area established under Section XI.M.1.B(3); and

WHEREAS, the applicant has demonstrated undue hardship which is different in kind and degree from the waterfront property owners in Sewall's Point so as to justify a waiver of Town standards, in accordance with XI.M.1.C(2), and the Town Commission finds that the proposed location is the most advantageous location for the property, and that the property is specially situated because the riparian lines and the linear extension of the property lines run in a substantially different direction, and, because there are already existing docks to the north and the south of the proposed dock, the proposed location is the only feasible site that would not create a hazard to navigation; and

WHEREAS, the Town Commission has received the application for permit by ST. LUCIE COASTAL PROPERTIES, INC., a Florida corporation, and has determined that it meets all other criteria of the Code of Ordinances of the Town of Sewall's Point.

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NOW, THEREFORE, BE IT RESOLVED BY THE TOWN COMMISSION OF THE TOWN OF SEWALL'S POINT, FLORIDA, THAT:


1. ST. LUCIE COASTAL PROPERTIES, INC., a Florida corporation, is hereby granted approval of the Town Commission of the Town of Sewall's Point to construct a dock on the above described waterfront lot in accordance with plans submitted to the Building Department of the Town of Sewall's Point, a portion of which is attached hereto.

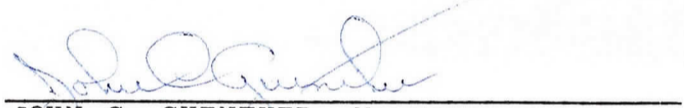
2. This approval shall be for construction of a dock which shall in all other regards meet the requirements set forth for docks in the Town of Sewall's Point in Appendix B - Zoning, Section XI.M.

3. This resolution shall be recorded by ST. LUCIE COASTAL PROPERTIES, INC., a Florida corporation, in the public records of Martin County, Florida, at its sole expense.

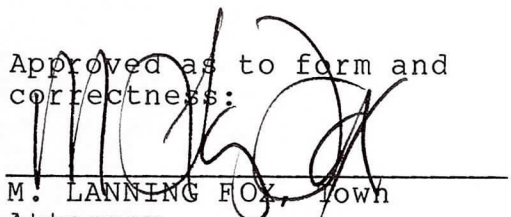
PASSED AND ADOPTED this 9th day of July, 1986.

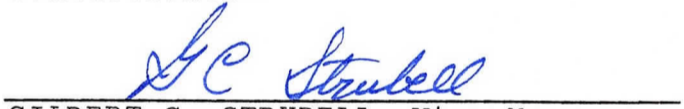
ATTEST:


JOAN BARROW, Town Clerk


JOHN C. GUENTHER, Mayor -
Commissioner

Approved as to form and
correctness:


M. LANNING FOX, Town
Attorney

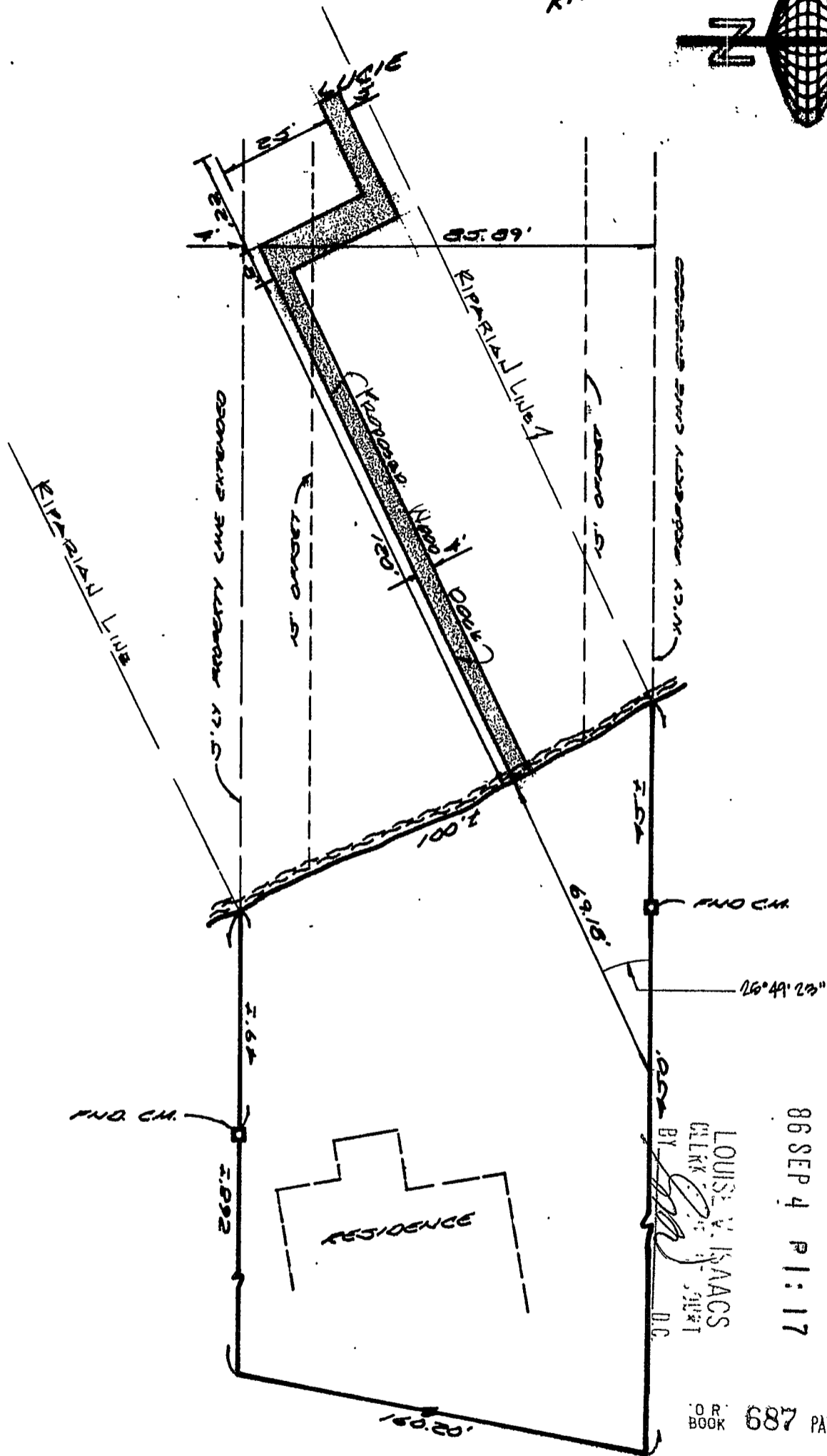
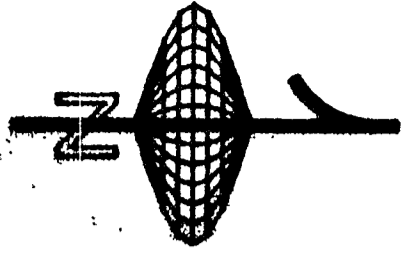

GILBERT C. STRUBELL, Vice-Mayor -
Commissioner


ROBERT R. AUNE, Commissioner

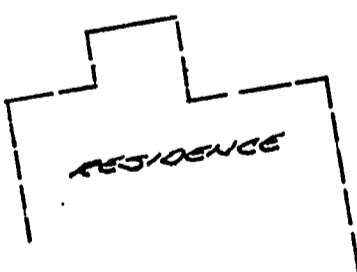

CLIFFORD B. DRAKE, Commissioner


IRENE E. O'BRIEN, Commissioner

RIVER



FIND CH.



LOUISE V. ISAACS
 CLERK
 BY *[Signature]*
 D.C.

86 SEP 4 P 1: 17

FILED FOR RECORD
 MARTIN COUNTY, FLA.

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G C Y, Inc.
 Land Surveyors
 Stuart 286-8083
 Ft. Pierce 466-9500
 P.O. Box 1018
 Stuart, Fla. 33495

SKETCH FOR:
 DR. BOLAND &
 STELLA BOLAND

Scale: 1"=30'	Date: 8/28/86
Drawn By E.T.S.	Approved
File & Drawing No: 85-1125	
Sheet 1 of 1	