

ORDINANCE NO. 56

AN ORDINANCE AMENDING ORDINANCE NO. 30 OF THE TOWN OF SEWALL'S POINT, FLORIDA, AS AMENDED, ENTITLED, "AN ORDINANCE OF THE TOWN OF SEWALL'S POINT, FLORIDA, TO PROMOTE THE HEALTH, SAFETY, MORALS AND GENERAL WELFARE OF THE INHABITANTS OF THE TOWN OF SEWALL'S POINT, FLORIDA; TO REGULATE AND RESTRICT THE HEIGHT AND SIZE OF BUILDINGS AND OTHER STRUCTURES, THE PERCENTAGE OF LOT THAT MAY BE OCCUPIES, THE SIZE OF YARDS, AND OTHER OPEN SPACES, OF BUILDINGS, STRUCTURES AND LAND AND WATER FOR RESIDENCE AND OTHER PURPOSES; TO DIVIDE THE TOWN INTO DISTRICTS OF SUCH NUMBER, SHAPE AND AREA AS MAY BE BEST SUITED TO CARRY OUT THESE REGULATIONS AND AMENDMENTS; TO PROVIDE FOR ITS ENFORCEMENT; TO PROVIDE FOR SPECIAL EXCEPTIONS IN THE EVENT OF HARDSHIP; AND TO PROVIDE PENALTIES FOR THE VIOLATION HEREOF: (1) BY PROVIDING THAT PARAGRAPH 7, SECTION VII WILL BE AMENDED TO PROVIDE THAT NO STRUCTURE SHALL BE ERECTED OR CONSTRUCTED OVER THE WATERS OF THE ST. LUCIE RIVER OR THE INDIAN RIVER, EXCEPT DOCKS, PIERS, BOATHOUSES AND YACHT CLUBS AND THE BUILDING OF SAID DOCK, PIER, BOATHOUSE OR YACHT CLUB SHALL ONLY BE BUILT OUT FROM A RESIDENTIAL LOT, AND THE DOCK, PIER OR BOATHOUSE SHALL ONLY BE USED BY THE OWNER, HIS FAMILY AND GUESTS; (2) BY PROVIDING THAT PARAGRAPH "G", SECTION V, BE AMENDED TO PROVIDE THAT THE MINIMUM ENCLOSED LIVING FLOOR SPACE WITH WALLS SHALL BE 1500 SQUARE FEET, OPEN PORCH, TERRACE, PATIOS, COURTS, BREEZEWAYS, CARPORTS OR GARAGES NOT INCLUDED.

BE IT ENACTED BY THE PEOPLE OF THE TOWN OF SEWALL'S POINT, FLORIDA:

Section 1. Paragraph 7, Section VII, of Ordinance No. 30, entitled "An Emergency Ordinance of the Town of Sewall's Point, Florida, to promote the health, safety, morals and general welfare of the inhabitants of the Town of Sewall's Point, Florida; to regulate and restrict the height and size of buildings and other structures, the percentage of lot that may be occupied, the size of yards, and other open spaces, of buildings, structures, and land and water for residence and other purposes; to divide the Town into Districts

of such number, shape and area as may be best suited to carry out these regulations and amendments; to provide for its enforcement; to provide for special exceptions in the event of hardship; and to provide penalties for the violation hereof", is amended to provide that:

"No Structure shall be erected or constructed over the waters of the St. Lucie River or the Indian River, except docks, piers, boat-houses and yacht clubs and the building of said dock, pier, boat-house or yacht club shall only be built out from a residential lot, and the dock, pier or boathouse shall only be used by the owner, his family and guests".

Section 2. Paragraph "G", Section V, of said Ordinance is amended by providing that the size of the dwelling be increased so that Paragraph "G", Section V, will read as follows:

"The minimum enclosed living floor space with walls shall be 1500 square feet, open porch, terrace, patios, courts, breezeways, carports or garages not included".

Section 3. In all other respects the said Ordinance No. 30 and previous amendments are hereby ratified and confirmed.

Section 4. This Ordinance shall become effective upon its due passage according to law.

PASSED first reading at the regular meeting of the Town Commission held on the 8 day of January, 1969.

PASSED second reading and became a law at the regular meeting of the Town Commission held on the 12 day of ^{February} ~~January~~, 1969.

ATTEST:

Mary G. Smith
As Town Auditor-Clerk

Approved as to form and correctness
this 8 day of January, 1969.

E. J. Oughterson
As Town Attorney

Robert B. Smith
As Mayor-Commissioner

James P. Potts
As Town Commissioner

Arley K. Nicholson
As Town Commissioner

Bev Weissner
As Town Commissioner

W. R. Loughon
As Town Commissioner

NOTICE OF INTENT TO AMEND ZONING ORDINANCE
OF TOWN OF SEWALL'S POINT

NOTICE IS HEREBY GIVEN BY THE TOWN COMMISSION OF THE TOWN OF SEWALL'S POINT, FLORIDA, OF INTENTION TO AMEND ORDINANCE No. 30 AS AMENDED, BEING THE TOWN'S ZONING ORDINANCE WHEREIN IT IS PROPOSED THAT THE LAST SENTENCE OF PARAGRAPH 7, SECTION VII SHALL BE AMENDED TO READ AS FOLLOWS: "NO STRUCTURE SHALL BE ERECTED OR CONSTRUCTED OVER THE WATERS OF THE ST. LUCIE RIVER OR THE INDIAN RIVER, EXCEPT DOCKS, PIERS, BOATHOUSES AND YACHT CLUBS AND THE BUILDING OF SAID DOCK, PIER, BOATHOUSE OR YACHT CLUB SHALL ONLY BE BUILT OUT FROM A RESIDENTIAL LOT, AND THE DOCK, PIER OR BOATHOUSE SHALL ONLY BE USED BY THE OWNER, HIS FAMILY AND GUESTS, AND SAID TOWN ZONING ORDINANCE, AS AMENDED, IS TO BE FURTHER AMENDED BY AMENDING PARAGRAPH "G" OF SECTION V TO READ AS FOLLOWS: "G. THE MINIMUM ENCLOSED LIVING FLOOR SPACE WITH WALLS SHALL BE 1500 SQUARE FEET, OPEN PORCH, TERRACE, PATIOS, COURTS, BREEZEWAYS, CARPORTS OR GARAGES NOT INCLUDED.

NOTICE is hereby given to all persons interested, that the Town Commission of the Town of Sewall's Point had adopted a Resolution which in substance provides that Ordinance No. 30, as amended, being the Zoning Ordinance of the Town of Sewall's Point, will be further amended, the changes or amendments of the Town's Zoning Ordinance being set out hereinabove.

Said Ordinance amending the Town's Zoning Ordinance as set out hereinabove will be adopted on the 8th day of January, 1969, at a regular meeting of the Town Commission of the Town of Sewall's Point, Florida, unless at that time objections are filed, or good reason is

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shown as to why said Ordinance should not be amended.

The changes have heretofore been recommended by the Town Zoning and Planning Committee of the Town of Sewall's Point.

This Notice is to be posted in three conspicuous places within the Town, including the Town Hall.

Dated this 16th day of December, 1968.



As Mayor-Commissioner

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AFFIDAVIT

STATE OF FLORIDA)

COUNTY OF MARTIN)

I, MARY SMITH, Clerk of the Town of Sewall's Point, Jensen Beach, Florida, do hereby state that I did post a copy of Ordinance # 56, on the Town Bulletin Board, on the 10 day of January, 1969, the Ordinance being an Ordinance to amend the Town Zoning Ordinance.

Mary J. Smith

Clerk of Town of Sewall's Point

Sworn to and subscribed before me

this 10 day of January, 1969.

Robert R. White

Notary Public

Notary Public, State of Florida at Large
My Commission Expires May 15, 1972
Bonded by American Fire & Casualty Co.