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3 AN ORDINANCE OF THE VILLAGE COUNCIL OF THE VILLAGE OF SEA  
4 RANCH LAKES, FLORIDA AMENDING SECTION 5.01.01(2) OF THE  
5 VILLAGE'S LAND DEVELOPMENT CODE TO PROVIDE ADDITIONAL  
6 SUBDIVISION REQUIREMENTS FOR RESIDENTIAL LOTS; PROVIDING  
7 FOR CONFLICTS; SEVERABILITY; AND AN EFFECTIVE DATE.  
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10 WHEREAS, the Village Council of the Village of Sea Ranch Lakes, Florida hereby finds  
11 and declares that the adoption of this ordinance is appropriate, and in the public interest of this  
12 community.  
13

14 NOW, THEREFORE, BE IT ORDAINED BY THE VILLAGE COUNCIL OF THE VILLAGE  
15 OF SEA RANCH LAKES, FLORIDA:  
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17 **Section 1.** Each "WHEREAS" clause set forth above is true and correct and herein  
18 incorporated by this reference.  
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20 **Section 2.** The Village of Sea Ranch Lakes, Florida hereby amends Article V Section  
21 5.01.01(2) of the Village's Land Development Code as follows:  
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23 *(2)Building Site Area.* The minimum building site area shall be 1 lot as shown on the Plat.  
24 The ground floor area of the main structure on any lot (exclusive of 1 story open porches  
25 and garages) shall not be less than 1200 square feet in the case of a 1 story structure, nor  
26 less than 1000 square feet in the case of a structure having more than 1 story. A  
27 residential site may consist of 1 or more lots, all of 1 lot and part of another or of  
28 contiguous parts on more than 1 lot or any other combination of contiguous parts of lots  
29 which will form an integral unit of land suitable for use as a site for a residence and  
30 extending from the street serving the same to the rear or waterfront boundary. No  
31 resubdivision as aforesaid or otherwise shall be permitted unless the total area shall be at  
32 least equal to each lot within five hundred (500) feet of the lot being subdivided, subject  
33 to any Village Council imposed conditions as shown on the Plat.  
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35 **Section 3.** If any clause, section or other part of this Ordinance shall be held by any court  
36 of competent jurisdiction to be unconstitutional or invalid, such unconstitutional or invalid  
37 part shall be construed as eliminated and shall in no way affect the validity of the remaining  
38 portions of this Ordinance.  
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40 **Section 4.** All Ordinances or parts of Ordinances in conflict herewith are hereby repealed  
41 to the extent of such conflict.  
42

43 **Section 5.** Codification of this Ordinance is hereby directed and authorized.  
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45 PASSED BY THE VILLAGE COUNCIL OF THE VILLAGE OF SEA RANCH LAKES, FLORIDA, ON  
46 THE FIRST READING, THIS \_\_\_ DAY OF \_\_\_\_\_, 2024.

47 PASSED AND ADOPTED BY THE VILLAGE COUNCIL OF THE VILLAGE OF SEA RANCH  
48 LAKES, FLORIDA, ON THE SECOND AND FINAL READING, THIS \_\_\_ DAY OF \_\_\_\_\_,  
49 2024.

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52 VILLAGE OF SEA RANCH LAKES, FLORIDA

53 BY: \_\_\_\_\_

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MAYOR HERBERT YARDLEY

TOMLINSON \_\_\_\_\_  
WEBER \_\_\_\_\_  
HODGSON \_\_\_\_\_  
ROBICHEAUX \_\_\_\_\_  
BORSHCHUKOV \_\_\_\_\_

ATTEST:  
\_\_\_\_\_  
STARR PATON, VILLAGE CLERK