

ORDINANCE NO. 585

AN ORDINANCE OF THE CITY OF MADEIRA BEACH,  
FLORIDA, REDUCING THE PERMITTED NUMBER OF  
LIVING UNITS IN R-3 ZONES AND REDUCING THE  
PERMITTED HEIGHT.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY OF MADEIRA BEACH,  
FLORIDA, as follows:

Section 1. Delete present Schedule Two of Appendix A for  
R-3 Zone and replace with a new Schedule Two for R-3 Zone. The new  
Schedule Two for R-3 Zone is attached hereto and identified as Attach-  
ment No. 1.

Section 2. Delete item (4) from Schedule Two of Appendix  
A and replace it with a new item (4) to read "(4) The lot area per  
dwelling unit shall be: 4,000 square feet for single family  
6,000 square feet for duplex  
7,500 square feet for three-plex  
10,000 square feet for four-plex  
then 2,400 square feet for each dwelling  
unit in excess of the first four."

PASSED ON FIRST READING at a meeting of the Board of Commis-  
sioners of the City of Madeira Beach, Florida, held on the \_\_\_\_ day  
of \_\_\_\_\_, A.D., 1980.

PASSED ON SECOND READING AND PUBLIC HEARING on the \_\_\_\_ day  
of \_\_\_\_\_, A.D., 1980.

PASSED ON THIRD READING AND PUBLIC HEARING on the \_\_\_\_ day  
of \_\_\_\_\_, A.D., 1980.

  
MAYOR-COMMISSIONER

ATTEST:

  
CITY CLERK

NOTE: This Ordinance Failed first reading  
at a Regular Meeting of the Board of Commis-  
sioners held on the 24th day of June, 1980.

This Ordinance was submitted as a Referendum Election on September 9, 1980 which was  
approved this election.

SCHEDULE TWO  
ZONING SCHEDULE OF LOT, YARD AND BULK REGULATIONS  
CITY OF MADEIRA BEACH

DISTRICT	LOT				YARD			BULK	
	Area (Sq. Ft.)	Width (Ft.)	Depth (Ft.)	Area/D.U. (Sq. Ft.)	Front (Ft.)	Side Both/One (Ft.)	Rear (Ft.)	Height Stories/Ft.	Coverage %
R-3									
Single Family, Duplex, Multi-Family	**	**	80	(4)	25	**	40*	**	40
Planned Unit Development	See footnote (5) for Planned Unit Development Regulations								
All Others	**	**	80	N/A	25	**	40*	**	40

\* See Section 6.45 Development Controls, R-3 Zone  
 Lots located in R-3 between Gulf Boulevard and vacated and existing Gulf lane except for those lots in Blocks 25, 26 & 27, Mitchell's Beach Subdivision, that are contiguous to gulf-front lots, must comply with Schedule Two for R-2 District unless used for parking only.

\* Lots fronting on Gulf of Mexico consult Pinellas County Coastal Construction Control Line data for gulf front setback information.

- \*\* Lots 40' to 49' be allowed to construct single family or duplex with 10/5 side setback (2 $\frac{1}{2}$ /30) stories and height.
- Lots 50' to 59' be allowed to construct single family or duplex with 15/7 side setback (2 $\frac{1}{2}$ /30) stories and height.
- Lots 60' to 79' be allowed to construct single family, duplex or multi-family w/side setback 20/10 (3/40) stories and height.
- Lots 80' to 119' multi-family with side setback 33 $\frac{1}{3}$ /10 (3/40) stories and height.
- Lots 120' to 239' multi-family with side setback 33 $\frac{1}{3}$ /15 (3/40) stories and height.
- Lots 240' up multi-family with side setback 33 $\frac{1}{3}$ /20 (3/40) stories and height.

ATTACHMENT NO. 1  
 SCHEDULE TWO  
 ZONING SCHEDULE OF LOT, YARD AND BULK REGULATIONS  
 CITY OF MADEIRA BEACH

DISTRICT	LOT				YARD			BULK	
	Area (Sq. Ft.)	Width (Ft.)	Depth (Ft.)	Area/D.U. (Sq. Ft.)	Front (Ft.)	Side Both/One (Ft.)	Rear (Ft.)	Height Stories/Ft	Coverage %
R-3 Single Family, Duplex, Multi-Family	**	**	80	(4)	25	**	40*	**	50
Planned Unit Development	See footnote (5) for Planned Unit Development Regulations								
All Others	**	**	80	N/A	25	**	40*	**	50

\* Lots fronting on Gulf of Mexico consult Pinellas County Coastal Construction Control Line data for gulf front setback information.

\*\* Lots 40' to 49' be allowed to construct single family or duplex with 10/5 side setback (2 1/2/30) stories and height.  
 Lots 50' to 59' be allowed to construct single family or duplex with 15/7 side setback (2 1/2/30) stories and height.  
 Lots 60' to 79' be allowed to construct single family, duplex or multi-family w/side setback 20/10 (3/40) stories and height.  
 Lots 80' to 119' multi-family with side setback 33%/10 (3/40) stories and height.  
 Lots 120' to 239 multi-family with side setback 33%/15 (3/40) stories and height.  
 Lots 240' up multi-family with side setback 33%/20 (3/40) stories and height.

SCHEDULE TWO  
ZONING SCHEDULE OF LOT, YARD AND BULK REGULATIONS  
CITY OF MADEIRA BEACH

Attachment Violance no. **585**  
as amended 5/27/80

DISTRICT	LOT			YARD			BULK		
	Area (Sq.Ft.)	Width (Ft.)	Depth (Ft.)	Area/D.U. (Sq.Ft.)	Front (Ft.)	Side Both/One (Ft.)	Rear (Ft.)	Height Stories/Ft.	Coverage %
R-3									
Single Family, Duplex, Multi-Family	**	**	80	(4)	25	**	40*	**	40
Planned Unit Development	See footnote (5) for Planned Unit Development Regulations								
All Others	**	**	80	N/A	25	**	40*	**	40

See Section 6.45 Development Controls, R-3 Zone  
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- \*\* Lots 40' to 49' be allowed to construct single family or duplex with 10/5 side setback (2 2/3/30) stories and height.
- Lots 50' to 59' be allowed to construct single family or duplex with 15/7 side setback (2 2/3/30) stories and height.
- Lots 60' to 79' be allowed to construct single family, duplex or multi-family side setback 20/10 (3/40) stories and height.
- Lots 80' to 119' multi-family side setback 33%/10 (3/40) stories and height.
- Lots 120' to 239' multi-family side setback 33%/15 (3/40) stories and height.
- ~~Lots 200' to 239' multi-family side setback 33%/15 (3/40) stories and height.~~
- ~~Lots 240' up multi-family side setback 33%/20 (3/40) stories and height.~~

SCHEDULE TWO  
ZONING SCHEDULE OF LOT, YARD AND BULK REGULATIONS  
CITY OF MADEIRA BEACH

DISTRICT	LOT				YARD			BULK	
	MINIMUM				MINIMUM			MAXIMUM	
	Area (Sq. Ft.)	Width (Ft.)	Depth (Ft.)	Area/D.U. (Sq. Ft.)	Front (Ft.)	Side Both/One (Ft.)	Rear (Ft.)	Height (Stories/Ft.)	Coverage %
C-3	4,000	40	80	N/A	25'	20/10 **	10	3/40	60
C-4	4,000	40	80	N/A	25'	20/10 **	10	3/40	80
C-5	4,000	40	80	N/A	None *	None but 20/10 if provided	25	2/30	70

\* All properties located within the C-5 Zone abutting Gulf Blvd. (SR 699) be required to provide the same front setback as provided in C-3 District

Note: Setback may be on one side only with a minimum of 10 feet.

- \*\*Every lot or group of lots must provide a minimum 10 foot side setback (one side only). However, no building may be wider than 150' without providing a minimum of one 10 foot side setback or 10 foot clear passageway between groups of buildings.
- (1) See Section 6.60 for special requirements regarding townhouses.
  - (2) See Section 6.50 for special requirements regarding multi-family residential uses.
  - (3) Each interior unit shall have 3,000 square feet of lot area and each end unit shall have 3,500 square feet.
  - (4) The lot area per dwelling unit shall be:
    - 4,000 square feet for single family
    - 6,000 square feet for duplex
    - 7,500 square feet for three-plex
    - 10,000 square feet for four-plex
 then 2,400 square feet for each dwelling unit in excess of the first four
  - (5) See Section 6.50 for special requirements regarding planned unit developments.
  - (6) No building or structure shall be constructed within any zoning district of the City wider than 250 feet. Buildings or structures on or over contiguous properties must provide the same setbacks as if the buildings or structures were on separate lots.

SCHEDULE TWO  
ZONING SCHEDULE OF LOT, YARD AND BULK REGULATIONS  
CITY OF MADEIRA BEACH

DISTRICT	LOT				YARD			BULK	
	Area (Sq. Ft.)	Width (Ft.)	Depth (Ft.)	Area/D. U. (Sq. Ft.)	MINIMUM			Height (Stories/Ft.)	Coverage %
					Front (Ft.)	Side Both/One (Ft.)	Rear (Ft.)		
C-3	4,000	40	80	N/A	25'	20/10 **	10	3/40	60
C-4	4,000	40	80	N/A	25'	20/10 **	10	3/40	80
C-5	4,000	40	80	N/A	None *	20/10 if provided	25	2/30	70

\* All properties located within the C-5 Zone abutting Gulf Blvd. (SR 699) be required to provide the same front setback as provided in C-3 District

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- (2) See Section 6.50 for special requirements regarding multi-family residential uses.
- (3) Each interior unit shall have 3,000 square feet of lot area and each end unit shall have 3,500 square feet.
- (4) The lot area per dwelling unit shall be:
  - 4,000 square feet for single family
  - 6,000 square feet for duplex
  - 7,500 square feet for three-plex
  - 10,000 square feet for four-plex
 then 2,800 square feet for each dwelling unit in excess of the first four
- (5) See Section 6.50 for special requirements regarding planned unit developments.
- (6) No building or structure shall be constructed within any zoning district of the City wider than 250 feet. Buildings or structures on or over contiguous properties must provide the same setbacks as if the buildings or structures were on separate lots.

THE CITY OF MADEIRA BEACH, FLORIDA  
THE BOARD OF COMMISSIONERS

11:00 A.M.

MINUTES

September 10, 1980

Mayor Jacobsen called this Special Meeting to Order at 11:02 A.M.

ROLL CALL: Vice-Mayor Marlin H. Eldred Present  
Commissioner Raymond W. Hanke, Jr. Present  
Commissioner Jo Ann Leverock Present  
Commissioner J. Louie Hammond Present  
Mayor J. Kenneth Jacobsen Present

ALSO PRESENT: Ralph W. Rawson, City Manager  
Donna R. Bender, City Clerk  
Saul Gitlin, Chairman, Civil Service Commission

PLEDGE OF ALLEGIANCE TO THE FLAG

80.47 Resolution No. 80.26 - Canvass Results of Initiative  
Referendum Election and Declare the Results.

Resolution No. 80.26 was read in its entirety by the City Manager.

MOTION by Hanke/Eldred

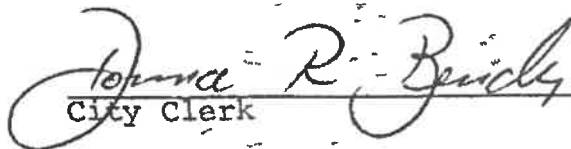
I move that Resolution No. 80.26 be adopted and signed by the Board of Commissioners and Attested to by the City Clerk.

A copy of this Resolution is attached hereto and made a part of these Minutes.

ROLL CALL on the Motion Carried Unanimously.


BEING NO FURTHER BUSINESS to come before the Canvass Board, Mayor Jacobsen declared the Special Meeting Adjourned at 11:09 A.M.

ATTEST:

  
\_\_\_\_\_  
City Clerk

Approved by the Board:

September 16, 1980

  
\_\_\_\_\_  
J. Kenneth Jacobsen  
Mayor-Commissioner

THE CITY OF MADEIRA BEACH, FLORIDA  
PUBLIC NOTICE  
AND  
AGENDA

THE BOARD OF COMMISSIONERS OF THE CITY OF MADEIRA BEACH, FLORIDA, WILL SIT AS A CANVASS BOARD TO CANVASS THE RESULTS OF THE REFERENDUM ELECTION AT 11:00 A.M., WEDNESDAY, SEPTEMBER 10, 1980, IN THE ASSEMBLY ROOM, CITY HALL, 300 MUNICIPAL DRIVE, MADEIRA BEACH.

THE AGENDA FOR THIS MEETING WILL BE AS FOLLOWS:

- A. MEETING CALLED TO ORDER
- B. ROLL CALL
- C. PLEDGE OF ALLEGIANCE TO THE FLAG

ITEM No.

80.47      RESOLUTION No. 80.26 - CANVASS RESULTS OF INITIATIVE REFERENDUM ELECTION AND DECLARE THE RESULTS.

ADJOURNMENT

---



A RESOLUTION OF THE BOARD OF COMMISSIONERS,  
CITY OF MADEIRA BEACH, FLORIDA, SITTING AS  
A BOARD TO CANVASS THE VOTES CAST IN THE  
INITIATIVE REFERENDUM ELECTION HELD ON  
SEPTEMBER 9, 1980.

WHEREAS, the Charter and Ordinances of the City of Madeira Beach, Florida, require the Board of Commissioners to sit as a Canvassing Board to canvass the votes and declare the results; and

WHEREAS, on September 9, 1980, an Initiative Referendum election was conducted at the Municipal Building, 300 Municipal Drive, Madeira Beach, for the purpose of voting "FOR" or "AGAINST" the adoption of Initiative proposed Ordinance No. 585; and

WHEREAS, the Supervisor of Elections, Pinellas County, has submitted the Election Result Sheet for Pinellas County Precinct No. 55 and a record of the Absentee Ballots cast, which sheets are attached hereto and made a part of this Resolution:

NOW, THEREFORE, BE IT RESOLVED by the Board of Commissioners of the City of Madeira Beach, Florida, sitting as a Canvass Board that the votes cast at said Election in Precinct No. 55 are as follows:

PRECINCT NO. 55

The total number of Votes cast: 989 said votes cast as follows:

FOR ADOPTION OF ORDINANCE NO. 585 844

AGAINST ADOPTION OF ORDINANCE NO. 585 145

The total number of Absentee Ballots cast: 40 Voided 4

FOR ADOPTION OF ORDINANCE NO. 585 29

AGAINST ADOPTION OF ORDINANCE NO. 585 7

The Grand Total of all votes cast for Precinct No. 55 are as follows:

FOR ADOPTION OF ORDINANCE NO. 585 873

AGAINST ADOPTION OF ORDINANCE NO. 585 152

BE IT FURTHER RESOLVED that having accepted the attached Result Sheets we do hereby declare the Initiative Proposed Ordinance No. 585 is duly approved by the electors of the City of Madeira Beach.

BE IT FURTHER RESOLVED that this Ordinance No. 585, is adopted and will become law on Saturday, September 20, 1980.

BE IT FURTHER RESOLVED that a Certified copy of these election results will be forwarded to the Supervisor of Elections Office, Pinellas County.

The above and foregoing Resolution, upon Motion by Commissioner \_\_\_\_\_ and Seconded by Commissioner \_\_\_\_\_ was duly approved and adopted at the Canvassing Board Meeting of the Board of Commissioners held on the \_\_\_\_\_ day of September, A.D., 1980.

AYES \_\_\_\_\_ NAYS \_\_\_\_\_ ABSENT OR ABSTAINING \_\_\_\_\_

\_\_\_\_\_  
J. Kenneth Jacobsen  
Mayor-Commissioner

\_\_\_\_\_  
Marlin H. Eldred, Vice-Mayor  
Commissioner, District No. 1

\_\_\_\_\_  
Raymond W. Hanke, Jr.  
Commissioner, District No. 2

\_\_\_\_\_  
Jo Ann Leverock  
Commissioner, District No. 3

\_\_\_\_\_  
J. Louie Hammond  
Commissioner, District No. 4

ATTEST:


\_\_\_\_\_  
Donna R. Bender  
City Clerk


CERTIFICATE OF ELECTION RESULTS

I, the undersigned, CHARLES J. KANISS, Supervisor of Elections for Pinellas County, Florida, do hereby certify that on the question proposing the adoption of City of Madeira Beach Ordinance No. 585 held in conjunction with the First Primary Election on September 9, 1980, the number of votes cast was 989, of which 844 were cast For Adoption of Ordinance No. 585 and 145 were cast Against Adoption of Ordinance No. 585; the number of Absentee Ballots cast was 36, of which 29 were cast For Adoption of Ordinance No. 585 and 7 were cast Against Adoption of Ordinance No. 585.

Dated this 9th day of September, 1980, at Clearwater, Florida

(SEAL)

  
CHARLES J. KANISS  
Supervisor of Elections  
Pinellas County, Florida

  
Donna R. Bender, City Clerk  
City of Madeira Beach, Florida

10 0049

MADEIRA BEACH

10-33 PM

PINELLAS COUNTY,  
CHARLES J.

PERCENT UNIT

73.27 328

24.12 101

08.62 425

05.14 201

02.84 111

01.14 45

00.11 42

00.01 575

10.00 400

48.07 191

02.25 101

11.00 425

05.00 181

21.11 82

07.00 281

55.00 215

05.02 201

50.02 421

01.52 141

00.02 421

10.25 151

01.15 52

01.01 52

00.01 8

00.00 555

50.02 151

00.00 40

00.00 581

00.00 000

BETTER BUSINESS FORMS INC

1		
2		
3		
4		
5		COUNT
6	PRECINCTS COUNTED - TOTAL	1
7		
8	PRECINCTS COUNTED - REGULAR	1
9		
10	PRECINCTS COUNTED - CONG. DIST. 6	1
11		
12	PRECINCTS COUNTED - SENATE DIST 18-20	1
13		
14	PRECINCTS COUNTED - REP. DIST. 57-61	1
15		
16	REGISTERED VOTERS - DEM.	1,453
17		
18	REGISTERED VOTERS - REP.	1,349
19		
20	REGISTERED VOTERS - N.P.	256
21		
22	REGISTERED VOTERS - TOTAL	3,058
23		
24	BALLOTS CAST - DEM	459
25		
26	BALLOTS CAST - REP	524
27		
28	BALLOTS CAST - N.P.	33
29		
30	BALLOTS CAST - TOTAL	1,016
31		
32	BALLOTS CAST - REGULAR	1,016
33		
34	BALLOTS CAST - CONG. DIST. 6	1,016
35		
36	BALLOTS CAST - SENATE DIST 18-20	1,016
37		
38	BALLOTS CAST - REP. DIST. 57-61	1,016
39		
40	UNITED STATES SENATOR - REP	
41	PAULA HAWKINS	320
42	LOU FREY, JR.	62
43	JOHN T. WARE	49
44	ANDER CRENSHAW	37
45	ELLIS RUBIN	15
46	LEWIS DINKINS	14
47		
48	STATE SENATOR DIST 19 - REP	
49	GERALD S. (JERRY) REHM	295
50	RICHARD J. "DICK" DEEB	188
51		
52	HOUSE OF REP. DIST 58 - REP	
53	GEORGE F. HIEBER, II	306
54	CEDAR HAMES	148
55		
56		
57		

TION

DAY SEPTEMBER 9, 1980  
ISOR OF ELECTIONS

	COUNT	PERCENT.	
HOUSE OF REP. DIST 59 - REP			5
BOB MELBY	336	75.85	6
LOU KIRSCHBAUM	107	24.15	7
HOUSE OF REP. DIST 60 - REP			8
T. M. "TOM" WOODRUFF	274	58.80	9
GAIL HALLAS	192	41.20	10
HOUSE OF REP. DIST 61 - REP			11
DOROTHY EATON SAMPLE	226	46.60	12
CARL E. MEISNER	203	41.86	13
JOANNE C. FLORIN	56	11.55	14
CLERK OF CIRCUIT COURT - REP			15
KARLEEN F. DE BLAKER	232	50.99	16
ARMAND "SANDY" BURKE	223	49.01	17
SHERIFF - REP			18
GERARD A "GERRY" COLEMAN	351	76.64	19
DAVID F. SHIPHORST JR.	107	23.36	20
BOARD COUNTY COMM. DIST 5 - REP			21
BARBARA SHEEN TODD	234	50.11	22
RICHARD "DICK" MARTIN	181	38.76	23
ROOSEVELT K. JONES	52	11.13	24
SCHOOL BOARD DISTRICT 1 - REP			25
CLAIRE H. SULLIVAN	249	53.78	26
BERT BLOMQUIST	214	46.22	27
SCHOOL BOARD DISTRICT 3 - REP			28
NORMA S. MIDDLECAMP	157	34.28	29
JOHN R. ESPEY	154	33.62	30
RON WALKER	147	32.10	31
UNITED STATES SENATOR - DEM			32
BILL GUNTER	134	30.95	33
BUDDY MAC KAY	123	28.41	34
RICHARD (DICK) STONE	92	21.25	35
RICHARD A. PETTIGREW	68	15.70	36
JAMES L. (JIM) MILLER	8	1.85	37
JOHN BRINDLEY COFFEY	8	1.85	38
BOARD COUNTY COMM. DIST 1 - DEM			39
GABE CAZARES	222	54.28	40
GARETH WHITEHURST	123	30.07	41
RANDOLPH "RANDY" HEINE	64	15.65	42
CIRCUIT JUDGE 6TH CIRCUIT GP.2			43
GERARD J. O'BRIEN, JR.	488	57.62	44
CHARLES W. BURKE	359	42.38	45



**CURRENT RATES**  
 6 Month Money Market 11.12%  
 \$10,000 minimum  
 30 Month Certificates 11.05%  
 \$500 minimum  
 Substantial penalty for early withdrawal.  
**FIRST GULF BEACH**  
**BANK AND TRUST CO.**  
 Member FDIC

# GULF BEACH Evening Independent

Thursday, September 18, 1980

Thursday, September 18, 1980

## our view

### Power To The People

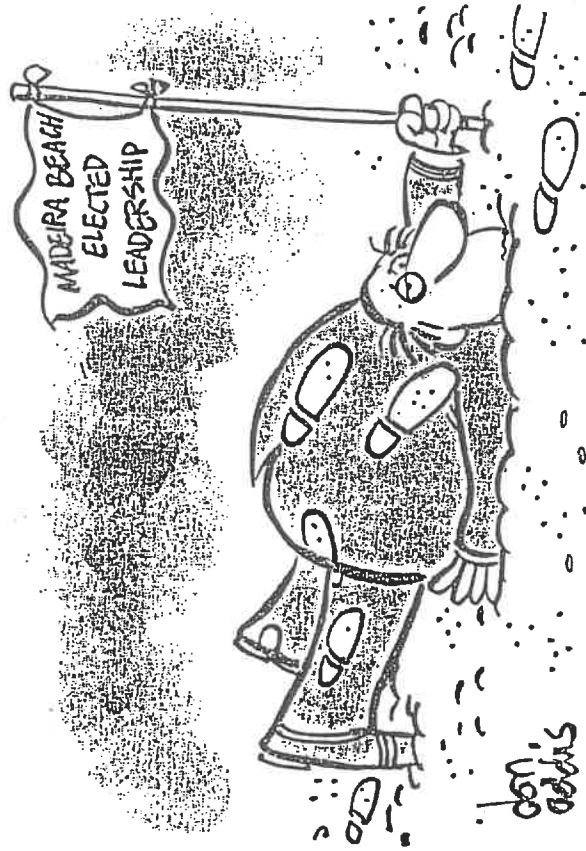
**ISSUE: Voters' initiative in Madeira Beach.**

There was a great experiment in popular government in Madeira Beach last week. It went well.

By the force of their convictions, residents of that city took direct control of their government and imposed development limits on property along the Gulf of Mexico. In effect, they told the City Commission this was one decision they would make for themselves.

In many ways, it is a throwback to the old town meeting form of government, where everyone gathered regularly, usually in a church, to discuss the town's business and decide how to proceed. It was a reminder to elected officials that the real power of government is in the hands of the people who elect them.

In Madeira Beach, it appeared the City Commission couldn't make up its mind what it wanted to do about development along the beach. There was confusion and indecision about how tall the buildings should be and how many units they should contain. Meanwhile, the



developers continued to tear down the small beach cottages and replace them with concrete and steel, creating a wall between most beach residents and their sandy beach.

And so the residents acted on their own. Going door-to-door, they collected enough signatures to force the commission to put a rezoning ordinance on the ballot. By an 873-152 margin, they then voted to do what the commission itself seemed unwilling to do — they limited growth along the beach to 18 units per acre and a height of three stories. The character of Madeira Beach already has been changed by the building

boom of the past two years. It no longer is the small, sleepy, neighborly village of clapboard houses and mom and pop motels and grocery stores. It now has large apartment buildings and condominiums, and the small businesses are being torn down to make way for more.

But the residents of the town have said there shall be a limit to such growth. And they did it in an orderly and logical way, taking advantage of provisions in their city charter to turn their wishes into law.

In some countries, it would have taken a revolution to accomplish that.

OPINIONS

## your view

### Residents Need To Be Ever-Wary

Editor:

Now that the primary has come and gone... the passage of Ordinance 585 by Madeira Beach voters limiting the construction of condos to three stories is being enjoyed by the residents who are tired of walls of concrete. But may I please use your media to express a warning to the people of Madeira Beach?

Do not be smug or complacent over your victory at the polls, but keep an ever-watchful eye on your City Commission because it has an insane way of getting around or removing any ordinance it dislikes.

I would bet my eyes that in a very few years you will see the ordinance disregarded and condos rising on the Intracoastal Waterway of Madeira Beach, and they'll be higher than three stories!

I have been fighting these condos since October 1978, but then-mayor (Raymond) Hanke told me at a public commission meeting that the city could not tell anyone what they could build on their property.

I have my home up for sale and I pray to God every day that I'll be long-gone from Madeira Beach before it becomes completely walled in.

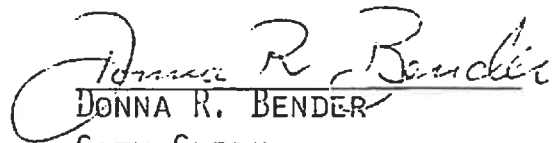
BETTY BIGNESS  
 Madeira Beach

Evening Independent  
 The People Paper

STATE OF FLORIDA  
COUNTY OF PINELLAS

CERTIFICATE

I THE UNDERSIGNED AUTHORITY, DO HEREBY CERTIFY THAT THE PETITIONS FILED IN MY OFFICE ON MAY 8, 1980 AND DELIVERED TO THE SUPERVISOR OF ELECTIONS OFFICE OF PINELLAS COUNTY FOR SIGNATURE VERIFICATION HAVE BEEN CERTIFIED BY THE SUPERVISOR OF ELECTIONS OFFICE HAS HAVING 725 SIGNATURES OF REGISTERED VOTERS IN THE CITY OF MADEIRA BEACH. THIS PETITION OF THE INITIATIVE COMMITTEE IS HEREBY CERTIFIED TO BE SUFFICIENT.

  
DONNA R. BENDER  
CITY CLERK  
CITY OF MADEIRA BEACH  
6/10/80

SWORN TO AND SUBSCRIBED BEFORE ME THIS 10th DAY OF JUNE, 1980.



Notary Public, State of Florida at Large.  
My Commission Expires FEB. 3, 1984




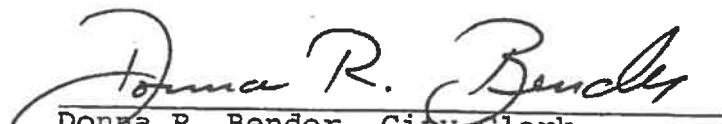
CERTIFICATE OF ELECTION RESULTS

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Dated this 9th day of September, 1980, at Clearwater, Florida.

(SEAL)

  
CHARLES J. KANISS  
Supervisor of Elections  
Pinellas County, Florida

  
Donna R. Bender, City Clerk  
City of Madeira Beach, Florida

10A

**OFFICIAL BALLOT  
CITY OF MADEIRA BEACH  
SPECIAL REFERENDUM**

**Pinellas County, Florida — September 9, 1980**

**PROPOSED ORDINANCE NO. 585**

Proposing the adoption of Ordinance No. 585 which would restrict building heights to three (3) stories and would reduce density from 24 living units per acre to 18 living units per acre in the R-3 Zones, Medium Density classification, within the City of Madeira Beach.

**FOR ADOPTION OF ORDINANCE NO. 585      181 →**

**AGAINST ADOPTION OF ORDINANCE NO. 585      182 →**

CITIZENS' INITIATIVE COMMITTEE FOR ORDINANCE NO. 585

Initiative Petition

A proposal to reduce density in the R-3 zone of Madeira Beach (Ordinance No. 585) which failed to pass the Board of Commissioners, is being referred to the voters as the result of an Initiative Petition signed by more than 25% of the registered voters (750) of this city.

Proposed Ordinance No. 585, if passed by citizens vote, will change the present Zoning Code for R-3 districts (Medium Density Residential) as follows:

Building Height Limitation  
Maximum Allowed

<u>Present Zoning</u>	<u>Proposed Ord. No. 585</u>
Variable, depending upon width of lot, from 2½ stories and 30 feet to 7 stories and 80 feet.	Variable, depending upon width of lot, from 2½ stories and 30 feet to 3 stories and 40 feet.

Required Lot Area Per Dwelling Unit

<u>Present Zoning</u>	<u>Proposed Ord. No. 585</u>
4,000 sq. ft. for Single Family	4,000 sq. ft. for Single Family
6,000 sq. ft. for Duplex	6,000 sq. ft. for Duplex
7,500 sq. ft. for Triplex	7,500 sq. ft. for Triplex
10,000 sq. ft. for Four Flex	10,000 sq. ft. for Four Flex
Then 1,600 sq. ft. for each dwelling unit in excess of four (approx. 24 units/acre)	Then 2,350 sq. ft. for each dwelling unit in excess of four (approx. 18 units/acre)

The R-3 zone in Madeira Beach is west of Gulf Boulevard from John's Pass to 155th Avenue and the property occupied by the trailer park south of 150th Ave.

This Ordinance will appear on the First Primary Election Ballot.

Time: TUESDAY, SEPTEMBER 9, 1980 7:00 A.M. to 7:00 P.M.

Place: Madeira Beach City Hall (Precinct 55)

The ballot will read as follows:

PROPOSED ORDINANCE NO. 585

Proposing the adoption of Ordinance No. 585 which would restrict building heights to three (3) stories and would reduce density from 24 living units per acre to 18 living units per acre in the R-3 zones, Medium Density Classification, within the City of Madeira Beach

FOR ADOPTION OF ORDINANCE NO. 585      181 →  
AGAINST ADOPTION OF ORDINANCE NO. 585      182 →

For a ride to the polls you can call this phone number: 391-4294

CITIZENS' INITIATIVE COMMITTEE

*Ann Curry*  
Ann Curry, Chairman  
Phone: 391-4294

**DOWN  
WITH  
DENSITY!**

**VOTE  
"FOR"  
ORD.  
585  
!**

**SEPT. 9**

**THIS  
TUESDAY!**

## STATEMENT OF ORGANIZATION OF POLITICAL COMMITTEE

Supporting or Opposing any Candidate, Issue, or Political Party  
and which Accepts Contributions or Makes Expenditures During a  
Calendar Year in An Aggregate Amount in Excess of \$100.

(Section 106.03, Florida Statutes)

1. Full Name of Committee <b>R-3 Zone Citizens Initiative Committee</b>		Date <b>6 / 6 / 80</b>
Mailing Address (If Post Office Box or Drawer, Please Add Street Address) <b>Chairman, Ann P. Curry, 637 Normandy Road</b>		Telephone <b>813 / 391-4294</b>
City <b>Madeira Beach</b>	County <b>Pinellas</b>	Zip Code <b>33708</b>

2. Affiliated or Connected Organizations (Includes Other Committees of Continuous Existence and Political Committees)

Name of Affiliated or Connected Organization	Mailing Address	Relationship
None		

3. Area, Scope and Jurisdiction of the Committee

In accordance with City of Madeira Beach Charter, Article XIII, Sections 13.1 through 13.7, Titled Initiative and Referendum. To circulate a Petition to the electors of the City of Madeira Beach for a proposed Initiative Ordinance to be submitted to the Board of Commissioners for their consideration. If this Ordinance is not adopted by the Board of Commissioners to place same before the electors in the form of a referendum election.

4. Identify by Name, Address and Position, the Custodian of Books and Accounts

Full Name	Mailing Address	Committee Title or Position
Ann P. Curry, Chairman	637 Normandy Road, Madeira Beach, Fla	Petitioner's Committee
Michael A. Doyle	601 S. Bayshore Dr. " "	" "
Lynne Vickery	343 Rex Place " "	" "
Russell Page Proffitt	14011 E. Parsley Dr. " "	" "
Laurie J. Mecko	14170 N. Bayshore Dr. " "	" "

5. List by Name, Address and Position, other Principal Officers, Including Officers and Members of the Finance Committee, If Any:

Full Name	Mailing Address	Committee Title or Position
None		

**APPOINTMENT OF CAMPAIGN TREASURER  
AND DESIGNATION OF CAMPAIGN DEPOSITORY  
FOR POLITICAL COMMITTEE**

(Section 106.021(1), Florida Statutes)

1. Committee Name <u>Citizens Initiative Committee</u>		2. Mailing Address <u>637 Normandy Road</u>	
3. City <u>Madeira Beach</u>	4. County <u>Pinellas</u>	5. State <u>Fla.</u>	6. Zip Code <u>33708</u>

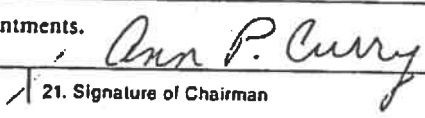
This is to Certify that the following person has been appointed to serve as Campaign Treasurer for the above named Committee.

7. Name (typed) <u>Laurie J. Mecko</u>		8. Street Address <u>14170 N. Bayshore Dr.</u>		9. Telephone <u>391-7039</u>	
10. City <u>Madeira Beach</u>	11. County <u>Pinellas</u>	12. State <u>Fla.</u>	13. Zip Code <u>33708</u>		

The following bank has been designated as the Primary Depository.

14. Bank Name <u>Gulf Coast Bank</u>		15. Street Address <u>14805 Gulf Boulevard</u>	
16. City <u>Madeira Beach</u>	17. County <u>Pinellas</u>	18. State <u>Fla.</u>	19. Zip Code <u>33708</u>

I will notify you of any additions or changes to these appointments.

20. Typed Name of Chairman <u>Ann P. Curry</u>	21. Signature of Chairman 
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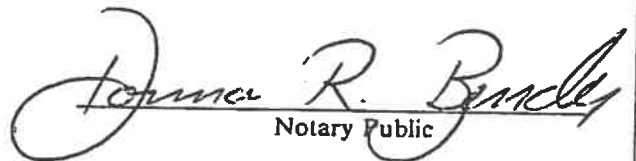
Sworn and Subscribed before me this 6th day of June,

19 80 at Madeira Beach, Pinellas County, Florida

Notary Public, State of Florida at Large.

My commission expires My Commission Expires FEB. 11, 1981

(s:ai)

  
Notary Public

**Campaign Treasurer's Acceptance of Appointment**

I, Laurie J. Mecko, do hereby accept the appointment as Campaign Treasurer for  
(Please Print or Type)  
the Citizens Initiative Committee. As a duly registered voter in Pinellas  
County, Florida, I am qualified to accept this appointment.

June 6, 1980  
Date

  
Signature of Campaign Treasurer

Statement of Organization of Political Committee — Page 2

6. List by Name, Address, Office Sought, and Party Affiliation each Candidate or Other Individual that this Committee is Supporting.

Full Name	Mailing Address	Office Sought	Party
None			

7. List Any Issues this Committee is Supporting: The issue being supported is the lowering of height restrictions and lowering of density controls in the R-3 Zone of the City of Madeira Beach.  
 List Any Issues this Committee is Opposing: Present Density regulations of R-3 Zones.

8. If this Committee is Supporting the Entire Ticket of a Party, Give Name of Party: No

9. Is This a Continuing Committee?  Yes  No

10. In the Event of Dissolution, What Disposition Will Be Made of Residual Funds? If a loan to account return to loaner  
 If contributions returned pro-rata to contributors.

11. List all Banks, Safety Deposit Boxes, or other Depositories used for Committee Funds:

Name of Bank or Depository and Account Number	Mailing Address
If account opened  Gulf Coast Bank	14805 Gulf Boulevard Madeira Beach, Florida 33708

12. List all Reports Required to be Filed by this Committee with Federal Officials and the Names, Addresses, and Positions of Such Officials, if any:

Report Title	Dates Required To Be Filed	Name and Position of Official	Mailing Address
None			

State of Florida Pinellas County

I, Ann P. Curry, being duly sworn, depose (affirm) and say that the information in this Statement of Organization is complete, true, and correct.

Ann P. Curry  
 (Signature of Chairman of Political Committee)

Subscribed and sworn to (affirmed) before me this 6th day of June,

A.D., 19 80.

Dorinda R. Berdy  
 Notary Public  
 Notary Public, State of Florida at Large

My Commission Expires FEB. 11, 1991

(seal)

**CURRENT RATES**  
 6 Month Money Market 11.12%  
 \$10,000 minimum  
 30 Month Certificates 11.05%  
 \$500 minimum  
 Substantial penalty for early withdrawal  
**FIRST GULF BEACH**  
**BANK AND TRUST CO.**  
 Member FDIC

# GULF BEACH Evening Independent

Thursday, September 18, 1980

Thursday, September 18, 1980

OPINIONS

## our view

### Power To The People

**ISSUE: Voters' initiative in Madeira Beach.**

There was a great experiment in popular government in Madeira Beach last week. It went well.

By the force of their convictions, residents of that city took direct control of their government and imposed development limits on property along the Gulf of Mexico. In effect, they told the City Commission this was one decision they would make for themselves.

In many ways, it is a throwback to the old town meeting form of government, where everyone gathered regularly, usually in a church, to discuss the town's business and decide how to proceed. It was a reminder to elected officials that the real power of government is in the hands of the people who elect them.

In Madeira Beach, it appeared the City Commission couldn't make up its mind what it wanted to do about development along the beach. There was confusion and indecision about how tall the buildings should be and how many units they should contain. Meanwhile, the



developers continued to tear down the small beach cottages and replace them with concrete and steel, creating a wall between most beach residents and their sandy beach.

And so the residents acted on their own. Going door-to-door, they collected enough signatures to force the commission to put a rezoning ordinance on the ballot. By an 873-152 margin, they then voted to do what the commission itself seemed unwilling to do — they limited growth along the beach to 18 units per acre and a height of three stories.

The character of Madeira Beach already has been changed by the building

boom of the past two years. It no longer is the small, sleepy, neighborly village of clapboard houses and mom and pop motels and grocery stores. It now has large apartment buildings and condominiums, and the small businesses are being torn down to make way for more.

But the residents of the town have said there shall be a limit to such growth. And they did it in an orderly and logical way, taking advantage of provisions in their city charter to turn their wishes into law.

In some countries, it would have taken a revolution to accomplish that.

## your view

### Residents Need To Be Ever-Wary

Editor:

Now that the primary has come and gone... the passage of Ordinance 585 by Madeira Beach voters limiting the construction of condos to three stories is being enjoyed by the residents who are tired of walls of concrete. But may I please use your media to express a warning to the people of Madeira Beach?

Do not be smug or complacent over your victory at the polls, but keep an ever-watchful eye on your City Commission because it has an insane way of getting around or removing any ordinance it dislikes.

I would bet my eyes that in a very few years you will see the ordinance disregarded and condos rising on the Intracoastal Waterway of Madeira Beach, and they'll be higher than three stories!

I have been fighting these condos since October 1978, but then-mayor (Raymond) Hanke told me at a public commission meeting that the city could not tell anyone what they could build on their property.

I have my home up for sale and I pray to God every day that I'll be long-gone from Madeira Beach before it becomes completely walled in.

BETTY BIGNESS  
 Madeira Beach

Evening Independent  
 The People Paper