

**NOTICE OF PUBLIC HEARING
CITY OF MADEIRA BEACH PLANNING COMMISSION ACTING AS THE LOCAL
PLANNING AGENCY (LPA) FOR PROPOSED AMENDMENT TO THE MADEIRA
BEACH ZONING MAP**

In accordance with the City of Madeira Beach Code of Ordinances Sec. 2-6 and Sec. 2-78, Sec. 7.3 of the City Charter, and Florida Statutes Sections 166.041 and 163.3174:

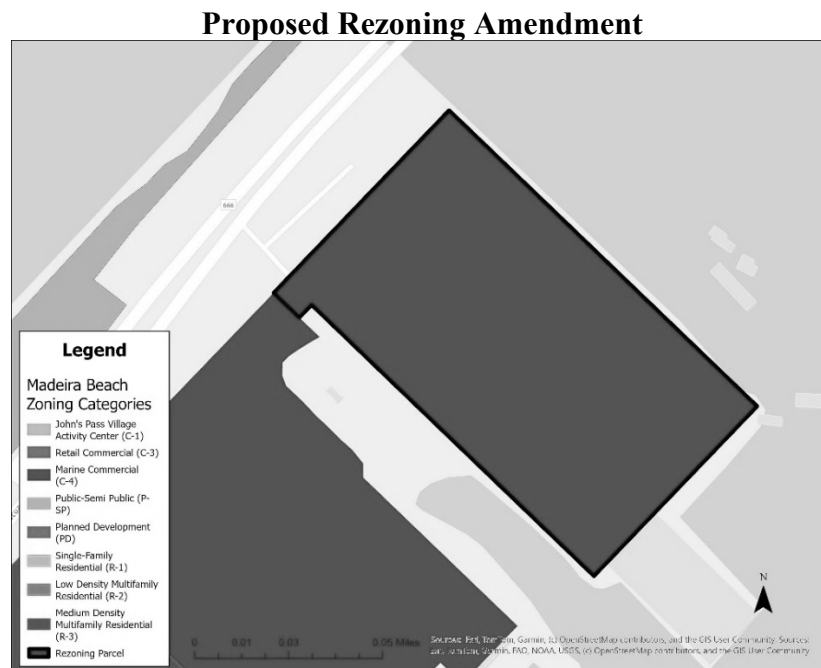
NOTICE IS HEREBY GIVEN that the Planning Commission, acting as the Local Planning Agency (LPA) of the City of Madeira Beach, will conduct a public hearing on Monday May 4, 2026, at 6:00 p.m. in the Patricia Shontz Commission Chambers, Madeira Beach City Center, 300 Municipal Drive, Madeira Beach, Florida 33708, for the review of proposed Ordinance 2026-03, 555 150th Avenue Rezoning from PD, Planned Development to C-4, Marine Commercial.

The title of the ordinances is:

ORDINANCE 2026-03

AN ORDINANCE OF THE CITY OF MADEIRA BEACH, FLORIDA, REZONING REAL PROPERTY LOCATED AT 555 150TH AVENUE PARCEL IDENTIFICATION NUMBER 09-31-15-00000-140-0100 FROM PD PLANNED DEVELOPMENT, TO C-4 MARINE COMMERCIAL; PROVIDING FOR SEVERABILITY; PROVIDING FOR CONFLICT; AND PROVIDING FOR AN EFFECTIVE DATE HEREOF.

A geographic location map of the real property affected by the adoption of this ordinance is shown below.



Public Notice: *Sec. 2-78. - Conduct of hearing* requires a ten-day public notice to be posted at the property and to be mailed to property owners within 300 feet in any direction of the property, which is the subject matter of this ordinance. Interested parties may appear at the meeting and be heard with respect to the proposed ordinances. Any affected person may become a party to this proceeding and can be entitled to present evidence at the hearing including the sworn testimony of witnesses and relevant exhibits and other documentary evidence and to cross-examine all witnesses by filing a notice of intent to be a party with the city Community Development Department not less than five days prior to the hearing. Ordinance 2026-03 is available for inspection in the Community Development Office, Madeira Beach City Hall, 300 Municipal Drive, Madeira Beach, Florida 33708, between the hours of 8:00 a.m. and 4:30 p.m., Monday through Friday or online at <https://madeirabeachfl.gov/plan-review-documents>. If you would like more information regarding this ordinance, please contact the Community Development Department, at 727-391-9951 or planning@madeirabeachfl.gov. The meeting will be aired on Public Access TV Spectrum Channel 640 and through the City's YouTube Channel at <https://www.youtube.com/@cityofmadeirabeach632>.

Note: One or more Elected or Appointed Officials may be in attendance. Any person who decides to appeal any decision of the Planning Commission with respect to any matter considered at these meetings will need a record of the proceedings and for such purposes may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. The law does not require the City to transcribe verbatim minutes; therefore, the applicant must make the necessary arrangements with a private reporter or private reporting firm and bear the resulting expense. In accordance with the Americans with Disability Act and F.S. 286.26; any person with a disability requiring reasonable accommodation to participate in this meeting should call 727-391-9951 Ext. 244 or planning@madeirabeachfl.gov.



AFFIDAVIT OF MAILING

Date: 4/23/2026

Mailings for Case # ORD-2026-03

STATE OF FLORIDA
COUNTY OF PINELLAS

Before me this day Lisa Shawormery personally appeared. He/she has mailed public notices to property owners within a 300 foot radius of the subject property.

Sworn and subscribed before me this 23rd day of April, 2026.

Personally known or produced _____ as identification.



Notary Public Stamp

Mary Ann Hearn
Notary Public

4/23/26
Date

*Copy of public notice is attached.



MIKE TWITTY, MAI, CFA
Pinellas County Property Appraiser

www.pcpao.gov

mike@pcpao.gov

Run Date: 09 Mar 2026

Subject Parcel: 09-31-15-00000-140-0100

Radius: 300 feet

Parcel Count: 5

Total pages: 2

Public information is furnished by the Property Appraiser's Office and must be accepted by the recipient with the understanding that the information received was developed and collected for the purpose of developing a Property Value Roll per Florida Statute. The Pinellas County Property Appraiser's Office makes no warranties, expressed or implied, concerning the accuracy, completeness, reliability or suitability of this information for any other particular use. The Pinellas County Property Appraiser's Office assumes no liability whatsoever associated with the use or misuse of such information.

FL INT IMP FUND TRE
M H H ENTERPRISES INC LSE
C/O HAMMER & COMPANY PA
9373 SEMINOLE BLVD
SEMINOLE, FL 33772-3145

PRUITT, DEAN A
PRUITT, MARIA L
1336 BAYVIEW DR
CLEARWATER, FL 33756-1232

FL INT IMP FUND TRE
C/O C & T ENTERPRISES INC
9373 SEMINOLE BLVD
SEMINOLE, FL 33772-3145

MADEIRA BEACH, CITY OF
300 MUNICIPAL DR
MADEIRA BEACH, FL 33708-1916

MADEIRA BEACH, CITY OF
300 MUNICIPAL DR
MADEIRA BEACH, FL 33708-1916



AFFIDAVIT OF POSTING

Date: 4/23/2026
Postings for: OLD RZ 2020-03

Before me this day Lisa Schorveman personally appeared. He/she has posted public notices at the locations indicated in the notice document(s).

Lisa Schorveman
Signature

STATE OF FLORIDA
COUNTY OF PINELLAS

Sworn to and subscribed before me this 23 day of April, 2026.

Personally known or produced _____ as identification.



Notary Public Stamp

Mary Ann Hearn
Notary Public
4/23/26
Date

*Copy of public notice is attached.



Plan Review Documents

Ordinance 2026-03, PD to C-4 Rezoning

Planning Commission Meeting May 4, 2026, 6:00 PM

[Ordinance 2026-03, PD to C-4 Rezoning](#)

[Ordinance 2026-03 Business Impact Estimate](#)

[Ordinance 2026-03 Planning Commission \(LPA\) Public Notice](#)

MAJOR SITE PLAN REVIEW SP 2026-02

Neighborhood Information Meeting April 27, 2026, 3:00 PM

[SP 2026-02 Neighborhood Workshop Notice](#)

[Neighborhood Meeting Public Works Building Presentation](#)

Planning Commission Meeting May 4, 2026, 6:00 PM

[SP 2026-02 Planning Commission Public Notice](#)

Application

[SP 2026-02 Application](#)