

1 A bill to be entitled
 2 An act relating to the City of Kissimmee, Osceola
 3 County; creating an overlay district; providing a
 4 short title; providing boundaries; providing an
 5 exception to general law; requiring the Division of
 6 Alcoholic Beverages and Tobacco of the Department of
 7 Business and professional Regulation to issue a
 8 special alcoholic beverage license to certain
 9 establishments under specified requirements; providing
 10 penalties for any licensee that doesn't meet such
 11 requirements; prohibiting subsequent licensure
 12 application for a specified period; providing an
 13 effective date.

14
 15 Be It Enacted by the Legislature of the State of Florida:

16
 17 Section 1. There is created an overlay district in the
 18 City of Kissimmee known as the Downtown Community Redevelopment
 19 District more particularly described as follows:

20
 21 ALL LOTS OF BLOCKS G, H, I, J, O, P, OF PATRICK'S
 22 ADDITION AS RECORDED IN PLAT BOOK A PAGE 1; AND LOTS 1
 23 THRU 8 OF COURTVIEW AS RECORDED IN PLAT BOOK 1 PAGE
 24 215; AND LOTS 1 THRU 7 OF B.C. MILLER SUBDIVISION OF
 25 BLOCK H AS RECORDED IN PLAT BOOK 1 PAGE 51; AND LOTS 1

26 THRU 16 OF JOHNSON AND PREVATT SUBDIVISION AS RECORDED
 27 IN PLAT BOOK 1 PAGE 39. ALL BEING A PART OF SECTION
 28 21, TOWNSHIP 25 SOUTH, RANGE 29 EAST, CITY OF
 29 KISSIMMEE, COUNTY OF OSCEOLA, STATE OF FLORIDA

30
 31 ALSO:
 32 ALL OF BLOCKS 10, 11, 12, 13, 14, 15, 17, 18, 19, 20,
 33 21, 26 OF SOUTH FLORIDA RAILROAD SURVEY AS RECORDED IN
 34 PLAT BOOK A PAGES 2 AND 3 IN OFFICIAL RECORDS OF
 35 OSCEOLA COUNTY, FLORIDA; AND LOTS 1 THRU 11 OF C.H.
 36 FUNK SUBDIVISION (BEING A PART OF BLOCK 11 OF SOUTH
 37 FLORIDA RAILROAD SURVEY) AS RECORDED IN PLAT BOOK 1
 38 PAGE 188; AND LOTS 1 THRU 7 OF DONEGAN MILLER STANFORD
 39 SUBDIVISION (BEING A PART OF BLOCK 11 OF SOUTH FLORIDA
 40 RAILROAD SURVEY) AS RECORDED IN PLAT BOOK 1 PAGE 64;
 41 AND LOTS 1 THRU 6 OF GILBERT'S SUBDIVISION (BEING A
 42 PART OF BLOCK 20 OF SOUTH FLORIDA RAILROAD SURVEY) AS
 43 RECORDED IN PLAT BOOK 1 PAGE 224; AND ALL LOTS OF
 44 BLOCKS 4 AND 5 OF S.A. ROBINSON'S REVISION AS RECORDED
 45 IN PLAT BOOK A PAGE 10; AND LOTS 1 THRU 6 OF BLOCK E
 46 OF ROBERT BASS ADDITION AS RECORDED IN PLAT BOOK A
 47 PAGES 4 AND 5; AND ALL LOTS OF J.W. ADERHOLD'S
 48 SUBDIVISION OF BLOCK K AS RECORDED IN PLAT BOOK A
 49 PAGES 38 AND 11; AND LOTS 1 THRU 3 OF BLOCK L OF
 50 ROBERT BASS ADDITION AS RECORDED IN PLAT BOOK A PAGES

51 4 AND 5; AND LOTS 1 THRU 8 OF BLOCK A, VACATED ALLEY
 52 ABUTTING LOTS I AND 2 OF BLOCK A, LOTS I THRU 4 OF
 53 BLOCK B, VACATED ALLEY ABUTTING LOTS I AND 4 OF BLOCK
 54 B OF SEARS ADDITION AS RECORDED IN PLAT BOOK A PAGE 9;
 55 AND LOTS 1 THRU 3 OF W.M. BOSWELL'S ADDITION AS
 56 RECORDED IN PLAT BOOK 1 PAGE 28; AND LOT A OF BLOCK A,
 57 LOT B OF BLOCK B OF PARKER AND EDMONSON'S SUBDIVISION
 58 AS RECORDED IN PLAT BOOK 1 PAGE 86 IN OFFICIAL RECORDS
 59 OF OSCEOLA COUNTY, FLORIDA. ALL BEING A PART OF
 60 SECTION 22, TOWNSHIP 25 SOUTH, RANGE 29 EAST, CITY OF
 61 KISSIMMEE, COUNTY OF OSCEOLA, STATE OF FLORIDA

62
 63 ALSO:
 64 POINT OF BEGINNING: INTERSECTING OF THE RIGHT-OF-WAY
 65 (ROW) CENTERLINE OF VINE STREET AND THE SEABOARD
 66 COASTLINE RAILROAD; THENCE WEST ALONG THE CENTERLINE
 67 OF VINE STREET ROW TO THE ROW CENTERLINE OF CENTRAL
 68 AVENUE; THENCE SOUTH ALONG THE CENTERLINE OF CENTRAL
 69 AVENUE TO THE CENTERLINE OF OAK STREET; THENCE WEST
 70 ALONG THE CENTERLINE OF OAK STREET TO THE CENTERLINE
 71 OF DILLINGHAM AVENUE; THENCE SOUTH APPROXIMATELY 1,050
 72 FEET ALONG THE CENTERLINE OF THE RIGHT-OF-WAY OF
 73 DILLINGHAM AVENUE; TO A POINT THENCE WEST ALONG THE
 74 PROPERTY LINE OF LOT 40 OF THE W.H. KING SUBDIVISION;
 75 THENCE SOUTH ALONG THE EAST LINE OF LOT 40 TO THE

76 SOUTHEAST CORNER OF LOT 40; THENCE WEST ALONG THE
 77 SOUTHERN BOUNDARY OF W.H. KING SUBDIVISION TO THE
 78 CENTERLINE OF BERMUDA AVENUE; THENCE SOUTH ALONG
 79 BERMUDA AVENUE TO THE CENTERLINE OF THE SEABOARD
 80 COASTLINE RAILROAD; THENCE NORTHEAST ALONG THE
 81 CENTERLINE OF THE SEABOARD COASTLINE RAILROAD TO THE
 82 ROW CENTERLINE OF PENFIELD STREET; THENCE EAST TO A
 83 POINT 400 FEET EAST OF THE NATURAL HIGH WATER LINE AND
 84 MARK OF LAKE TOHOPEKALIGA; THENCE EAST NORTHEAST TO
 85 THE CENTERLINE OF NEPTUNE ROAD; THENCE NORTH TO THE
 86 CENTERLINE OF OAK STREET; THENCE WEST ALONG THE
 87 CENTERLINE OF OAK STREET TO THE CENTERLINE OF SEABOARD
 88 COASTLINE RAILROAD ROW; THENCE NORTHERLY ALONG THE
 89 CENTERLINE OF THE SEABOARD COASTLINE RAILROAD TO THE
 90 POINT OF THE BEGINNING.

91
 92 Section 2. Notwithstanding s. 561.20(1), Florida Statutes,
 93 the Division of Alcoholic Beverages and Tobacco of the
 94 Department of Business and Professional Regulation shall issue a
 95 special alcoholic beverage license to a bona fide restaurant in
 96 the Downtown Community Redevelopment District described in
 97 section 1 that is licensed by the division, occupies at least
 98 1800 square feet of contiguous space, is equipped to serve meals
 99 to at least 80 persons at one time, and derives at least 51
 100 percent of its gross food and beverage revenue from the sale of

101 food and nonalcoholic beverages during the first 60-day
102 operating period and each 12-month operating period thereafter.
103 Failure of any licensee issued a special license to meet the
104 required percentage of food and nonalcoholic beverage gross
105 revenue during the covered operating period shall result in the
106 revocation of the license or denial of the pending application
107 for a permanent license of a licensee operating with a temporary
108 license. A licensee whose license is revoked, or an applicant
109 whose pending application for a permanent license is denied, or
110 any person required to qualify on the special alcoholic beverage
111 license application, is ineligible to have any interest in a
112 subsequent license application for such license for a period of
113 120 days after the date of the final denial or revocation.

114 Section 3. This act shall take effect upon becoming a law.