

ORDINANCE NO. 2003-05

AN ORDINANCE ADOPTING A SMALL SCALE AMENDMENT TO THE WALTON COUNTY COMPREHENSIVE PLAN; PROVIDING FOR FINDINGS OF FACT; PROVIDING FOR FUTURE LAND USE MAP AMENDMENT; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, Chapter 163, Florida Statutes, establishes the Local Government Comprehensive Planning and Land Development Regulation Act; and

WHEREAS, Chapter 163, Florida Statutes requires local governments desiring to revise their comprehensive plans to prepare and adopt a comprehensive plan amendment; and

WHEREAS, Chapter 163, Florida Statutes allows local governments to adopt small scale amendments; and

WHEREAS, Walton County afforded opportunity for public comments concerning the subject small scale amendment to the Future Land Use Map; and

WHEREAS, after due public notice, the Walton County Planning Commission and the Board of County Commissioners held an adoption hearing on November 14, 2002, and February 4, 2003.

WHEREAS, this ordinance shall be considered a final order as required in Section 10.01.03(F) of the Walton County Land Development Code as codified in Ordinance 97-28;

WHEREAS, the Board of County Commissioners has reviewed the testimony and evidence presented at the public hearing held on February 4, 2003; NOW,

THEREFORE BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF WALTON COUNTY, FLORIDA, that:

SECTION I. FINDINGS OF FACT: The Board of County Commissioners finds as follows:

- 1. The applicant's name and address is:**

Alan Ficarra, 35 W. Wildbriar Rd., Santa Rosa Beach, FL 32459

- 2. The property subject to this Ordinance and amendment is described as:**

The east 264 feet of the West 528 feet of lots 31 and 32, Section Section 15, Township 2 South, Range 20 West, according to the plat thereof as recorded in Plat Book 2, Page 4, of the Public records of Walton County. The parcel contains 4.0 (+/-) acres.

Parcel ID 15-2S-20-33160-000-0313

3. The proposed amendment is compatible with development in the area of the subject lot.
4. The property is currently not served with adequate potable water and wastewater services. A private well and septic facility would be required.
5. Any development under this amendment will be required to properly design retention of storm-water runoff in accordance with County Regulations.
6. The property is currently categorized as Conservation Residential 1:2.5.
7. Upon the legally effective date of this Ordinance, the property will be categorized as Conservation Residential 2:1.

SECTION II. FUTURE LAND USE MAP AMENDMENT:

The Future Land Use Map is amended to show the above described parcel to be within the Conservation Residential 2:1 Land Use category. This addition increases the Conservation Residential 2:1 Land Use category by 4.0 (+/-) acres.

EFFECTIVE DATE: The effective date of this plan amendment and Ordinance shall be thirty-one days after adoption, unless the amendment is challenged pursuant to Section 163.3187, F.S. If challenged, the effective date shall be the date a Final Order is issued by the Department of Administrative Hearings finding the amendment in compliance in accordance with Section 163.3184, F.S.

ADOPTED THIS 4TH DAY OF FEBRUARY 2003.



LARRY JONES, CHAIRMAN
WALTON COUNTY BOARD OF COMMISSIONERS

ATTEST: 
for MARTHA INGLE, CLERK