

**ORDINANCE
2005-80**

**AN ORDINANCE ADOPTING A LARGE SCALE
AMENDMENT TO THE WALTON COUNTY
FUTURE LAND USE MAP SERIES; SETTING
FORTH AUTHORITY FOR ADOPTION;
PROVIDING FOR FINDINGS OF FACT;
PROVIDING FOR SEVERABILITY; 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 comprehensive plan amendments; and

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

WHEREAS, after due public notice, Walton County held the requisite public hearings to afford opportunity for public comments concerning the subject large scale amendment to the Future Land Use Map; and

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.

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

Section I. This ordinance shall be known as the Walton County Comprehensive Plan Map Amendment # 05-01 C. 17.

Section II. Findings of Fact. The Board of County Commissioners finds as follows:

1. The applicant's name and address is:

Sterling Investors of Destin, LLC represented by Jenkins, Stanford & Associates, Inc., 1234 Airport Road, Suite 126, Destin, FL 32550.

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

E3/4 OF N2 OF SE4 *LESS S2 OF E2 OF NW4 OF SE4 ALSO LESS COM SE/C OF SE4 OF NW4 OF SE4, N described as Parcel #30-1 S-18-14000-01 0-

0020; W1/2 OF SW1/4 OR 2324-1074 OR 2460-1874 OR 2623-4812 described as Parcel #29-2S-18-14000-004-0030; W1/2 OF NW1/4 N OF CO RD #394; OR 2324-1074 OR 2460-1874 OR 2623-4812 described as Parcel # 32-1S-18-14000-002-0000.

3. The proposed amendment is compatible with development in the area of the subject property.
4. The property will be provided with adequate potable services and sewer could be available within 1-2 years.
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 General Agriculture.
7. Upon the legally effective date of this Ordinance, the property will be categorized as North Bay Neighborhood Planning Area/Rural Town Center (6:1).

Section III. Future Land Use Map Amendment. The Walton County Comprehensive Plan Future Land Use Map is hereby amended changing the above described parcel consisting of approximately 155 acres from General Agriculture 1:10 to Rural Village 2:1.

Section IV. An official, true and correct copy of the Future Land Use Map and amendments shall be filed with the Walton County Clerk and also maintained at the Walton County Planning and Development Services Division, which shall be responsible for administration of the Comprehensive Plan.

Section V. Severability. If any portion of the Ordinance should be declared unconstitutional or if the applicability of this Ordinance or any portion thereof should be held to be invalid, the validity of the remainder of the Ordinance shall not be affected by such invalidity.

Section VI. Effective Date. This Ordinance shall become effective as provided by law.

ADOPTED THIS 28TH DAY OF NOVEMBER, 2005.

BOARD OF COUNTY COMMISSIONERS
WALTON COUNTY, FLORIDA

By: _____

Scott Brannon, Chairman

ATTEST:

for Crystal Scomeis
Martha Ingle, Clerk of Court

LSA_05-01 - C.17

Total Acres: 155

From: General Agriculture 1:10
To: Rural Village 2:1



- Streams
- Streets
- Parcels
- Amendments
- Land Use
- Estate Residential
- General Agriculture

