

**ORDINANCE  
2007- 48**

**AN ORDINANCE ADOPTING A SMALL SCALE  
AMENDMENT TO THE WALTON COUNTY FUTURE  
LAND USE MAP SERIES; PROVIDING FINDINGS  
OF FACT; AND PROVIDING 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 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 held a public hearing on October 11, 2007, and the Board of County Commissioners held adoption hearings on October 23, 2007 and November 13, 2007, and;

WHEREAS, this ordinance shall be considered a final order as required in Section 10.03.04 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. FINDINGS OF FACT:**

Regarding small scale amendment # SSA 2007-17 the Walton County Board of County Commissioners finds as follows:

1. The applicant's name and address is:

McHenry, D. Clayton , and Chaney, Tracy R.  
236 Beach Drive North  
Destin, FL 32550

2. The property subject to this amendment is a 1.39 +/- acre parcel identified as # 30-2S-20-33306-000-0060, and further described as:

Commencing at the Northwest corner of Lot 27, Santa Rosa Plantation; thence S0°21' E a distance of 1652.3 feet; thence N89°30'E a distance of 660.0 feet for a point of beginning; thence continue N89°30'E a distance of 660.0 feet; thence N0°21'W a distance of 92.3 feet; thence S89°30'W a distance of 660.0 feet; thence S0°21'E a distance of 92.3 feet to the Point of Beginning. All typing and being in Lot 23 Santa Rosa Plantation of Section 30, Township 2 South, Range 20 West Walton County, Florida in a unrecorded subdivision known as Elizabeth Farms lying in Santa Rosa Plantation in Section 30, Township 2 South Range 20 West, Walton County, Florida.

3. The proposed amendment is compatible with development in the surrounding area.
4. The property currently has access to adequate potable and wastewater services.
5. Any development under this amendment will be required to meet all of the standards of the Walton County Land Development Code.
6. The property is currently designated Conservation Residential, with an allowed residential density of two dwellings unit per acre.
7. Upon the legally effective date of this ordinance, the property will be re-designated Low Density Residential with an allowed residential density of four dwelling units per acre.
8. An official, true and correct copy of the Future Land Use Map and amendment 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.

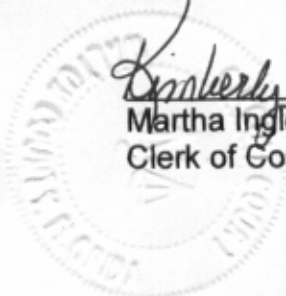
## **Section 2. Effective Date**

This ordinance shall take effect as provided by law.

Duly enacted, by the Board of County Commissioners of Walton County, Florida, at a regular meeting on the 13th day of November, 2007

BOARD OF COUNTY COMMISSIONERS  
WALTON COUNTY, FLORIDA

Attest:



*Kimberly Wilkiss*  
Martha Ingle  
Clerk of Court

By:

*Kenneth Pridgen*  
Kenneth Pridgen, Chair

# SSA 2007-17

Total Acres: 1.39

From: Conservation Residential 2:1

To: Low Density Residential



SSA 2007-17

Parcels

Streets

Conservation

Conservation Residential 2:1

Town Center One

Town Center Two

Village Mixed Use

0 200 400 800 Feet



Walton County Planning and Development Services Division, May, Nov, 2007  
2007-07-2007 Amendment 07\_Ssna\_2007-17  
This data is provided with the understanding that the accuracies shown herein such as  
information are solely the responsibility of the user. The GIS data and other digital  
information of the features depicted on this map shall be reported to the  
Walton County Planning and Development Services Division 850-357-1865.

