

**ORDINANCE
2007-54**

SSA 2007-24

**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 December 6, 2007, and the Board of County Commissioners held adoption hearings on November 27, 2007 and December 11, 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 1. FINDINGS OF FACT:

Regarding small scale amendment # SSA 2007-24 the Walton County Board of County Commissioners finds as follows:

1. The applicant's name and address is:

H S H Properties LLLP
1010 Cherbury Lane
Alpharetta, GA 30202

2. The property subject to this amendment is a 3.40 +/- acre part of parcel identified as # 26-2N-1 9-1 8000-01 0-0000, and further described as:

The South 1/4 of the Southwest 1/4 of the Northeast 1/4 of Section 26, Township 2 North, Range 19 West, Walton County, Florida, Less 150 feet North and South by 180 feet East and West in the Southwest corner.

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 Estate Residential, with an allowed residential density of one dwelling unit per five acres.
7. Upon the legally effective date of this ordinance, the property will be redesignated Commercial, with no allowed residential density.
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.

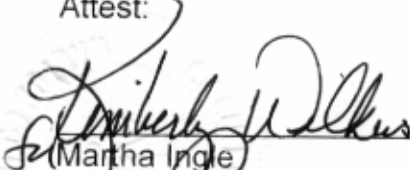
Section 2. Effective Date

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 11th day of December, 2007.

BOARD OF COUNTY COMMISSIONERS
WALTON COUNTY, FLORIDA

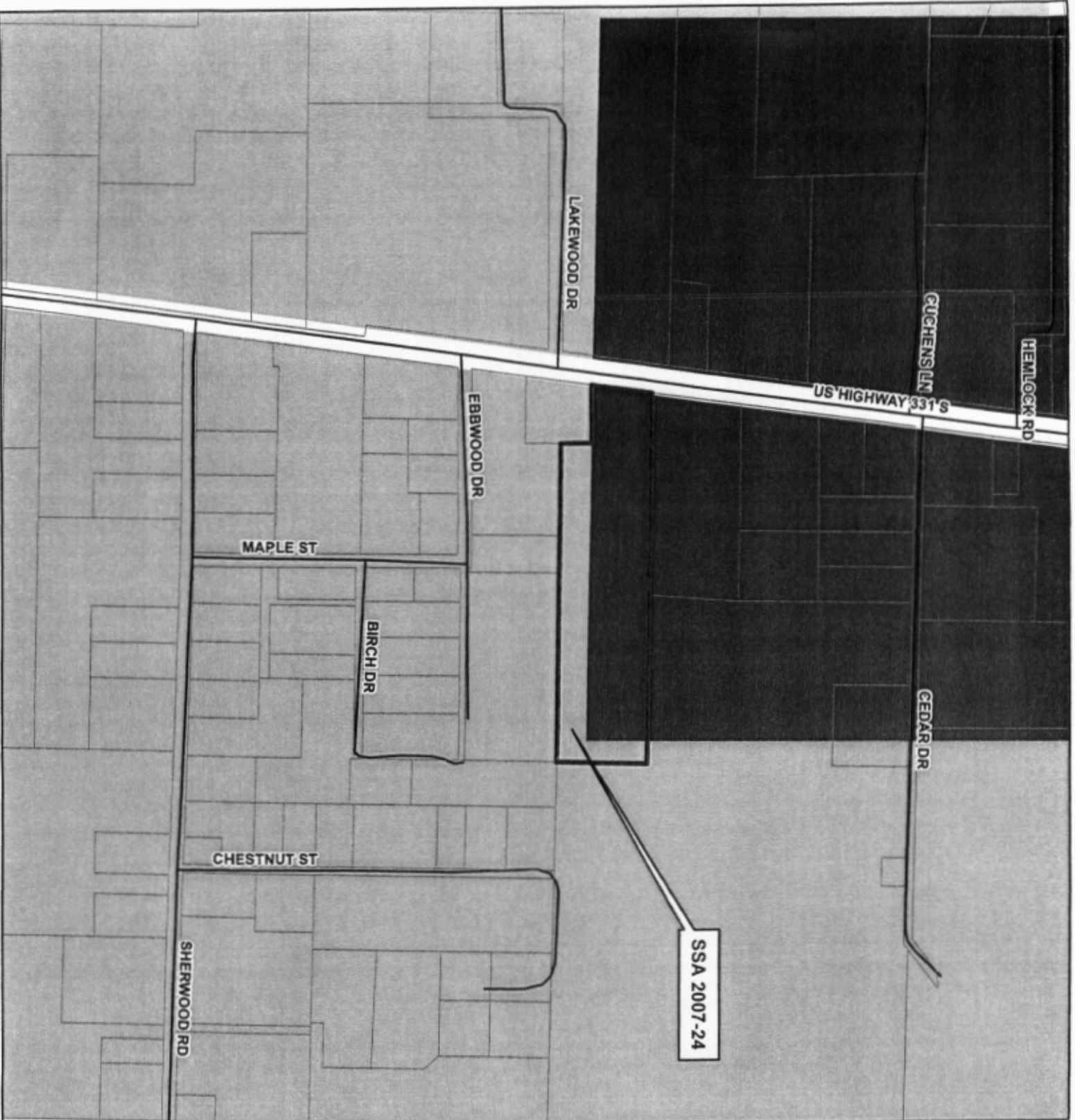
Attest:



Martha Ingle
Clerk of Court

By: 

Chair








SSA 2007-24

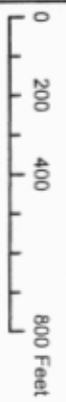
Total Acres: 3.40

From: Estate Residential

To: Commercial



-  SSA 2007-24
-  Parcels
-  Streets
-  Commercial
-  Estate Residential



Map(s) Created: Planning and Development Services Bureau, City of Orlando, Florida
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