

Ordinance Number 2011-50

AN ORDINANCE OF WALTON COUNTY, FLORIDA, ADOPTING A FUTURE LAND USE MAP AMENDMENT TO THE WALTON COUNTY COMPREHENSIVE PLAN; SETTING FORTH THE AUTHORITY FOR ADOPTION; AMENDING THE FUTURE LAND USE MAP; REPEALING ALL ORDINANCES IN CONFLICT HERewith; PROVIDING FOR SEVERABILITY AND CONFLICTS; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Legislature of the State of Florida has, in Chapter 125, Florida Statutes, delegated the responsibility to local governmental units to adopt regulations designed to promote the public health, safety, and general welfare of its citizens; and

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

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

WHEREAS, pursuant to Section 163.3184, Florida Statutes, the Walton County Planning Commission and Board of County Commissioners have held several public workshops, public meetings, and public hearings with due public notice and received public comments concerning the subject map amendment to the Comprehensive Plan; and

WHEREAS, after due public notice, the Walton County Board of County Commissioners held a transmittal hearing on September 28, 2010 and October 4, 2010 and transmitted the proposed amendment to the Department of Community Affairs as the State Land Planning Agency and provided a copy to other state and regional agencies as required by Chapter 163, Part II, Florida Statutes; and

WHEREAS, on December 14, 2010, the Department of Community Affairs issued its Objections, Recommendations, and Comments Report to the proposed comprehensive plan amendments for Walton County (DCA 10-1ER); and

WHEREAS, the Walton County Board of County Commissioners held an adoption hearing on March 1, 2011, for the proposed amendment to its comprehensive plan, including the subject amendment, in accordance with the requirements of Section 163.3184, Florida Statutes, with due public notice having been provided; and

WHEREAS, the Walton County Board of County Commissioners considered all oral and written comments received during such public hearings, including the data and analyses provided for this amendment, the recommendations of the Planning Commission,

and the Objections, Recommendations, and Comments Report of the Department of Community Affairs; and

WHEREAS, in the exercise of its authority, the Walton County Board of County Commissioners has determined that the adoption of this amendment is in the best interest and welfare of the residents of Walton County; and

WHEREAS, this Ordinance shall be considered a final order as required in Section 10.03.03 of the Walton County Land Development Code;

NOW, THEREFORE, BE IT ORDAINED by the Board of County Commissioners of Walton County, Florida as follows:

SECTION I: PURPOSE AND INTENT

This Ordinance is hereby enacted to carry out the purpose and intent of, and exercise the authority set out in, the Local Government Comprehensive Planning and Land Development Regulation Act, Chapter 163, Part II, Florida Statutes, as amended.

SECTION II: FUTURE LAND USE MAP AMENDMENT

The Board of County Commissioners hereby adopts the following amendment to the Future Land Use Map of the Walton County Comprehensive Plan, attached hereto as Exhibit "A" and incorporated herein by reference as a part hereof, being an amendment to the Future Land Use Map, which is adopted on the basis of the following findings:

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

1. The applicants name and address is:

Patricia Wade & Raymond Wilson
37 Carl Brandt Drive
Shalimar, FL 32579

2. Amendment Number 05-02.21: Amend the adopted Future Land Use Map designation on 10.65 +/- acres, identified by parcel number 33-1S-18-14000-003-0010, located on the south side of Black Creek Approximately 1.25 miles north of CR 3280 on an unnamed dirt road located approximately ½ mile east of the intersection of CR 3280 and Magnolia Lodge Road :

The West 1/2 of the West 1/2 of the South 1/2 of the Southwest 1/4 of Section 33, Township 1 South, Range 18 West, Walton County, Florida being more particularly described as follows:

Beginning at the Southwest Corner of the Southwest 1/4 of Section 33, Township 1 South, Range 18 West; thence North 03°56'04" East along the West line of the Southwest 1/4 of said Section, 1411.36 Feet to the approximate high water line of Black Creek; thence departing said West line South 73°58'08" East along the approximate high water line, 346.33 Feet to the West line of the East 1/2 of the

West 1/2 of the West 1/2 of the Southwest 1/4 of said Section; thence South 03°51'31" West along the West line of the East 1/2 of the West 1/2 of the West 1/2 of said Southwest 1/4, 1321.89 Feet to the South line of the Southwest 1/4 of said Section; thence South 88°54'24" West along said South line, 340.81 Feet to the Point of Beginning, Containing 10.65 acres, more or less.

3. The proposed amendment is compatible with existing development in the area of the subject property.
4. The property is currently served with adequate public facilities.
5. The property is currently designated as General Agriculture.
6. Upon the legally effective date of this Ordinance, the property will be re-designated as Rural Village.
7. Future development proposed for the subject property will be required to meet all of the standards of the Walton County Comprehensive Plan and Land Development Code.

SECTION III. CONFLICT WITH OTHER ORDINANCES OR CODES

All ordinances or parts of ordinances of the Code of Ordinances of Walton County, Florida, in conflict with the provisions of this Ordinance are hereby repealed to the extent of such conflict.

SECTION IV. SEVERABILITY

Should any word, phrase, sentence, or section of this Ordinance be held by a court of competent jurisdiction to be illegal, void, unenforceable, or unconstitutional, then such shall be severed from this Ordinance, and the remainder of the Ordinance shall remain in full force and effect.

SECTION V. 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 special meeting on the 1st day of March, 2011.


BOARD OF COUNTY COMMISSIONERS
WALTON COUNTY, FLORIDA

Attest:

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Martha Ingle
Clerk of Court

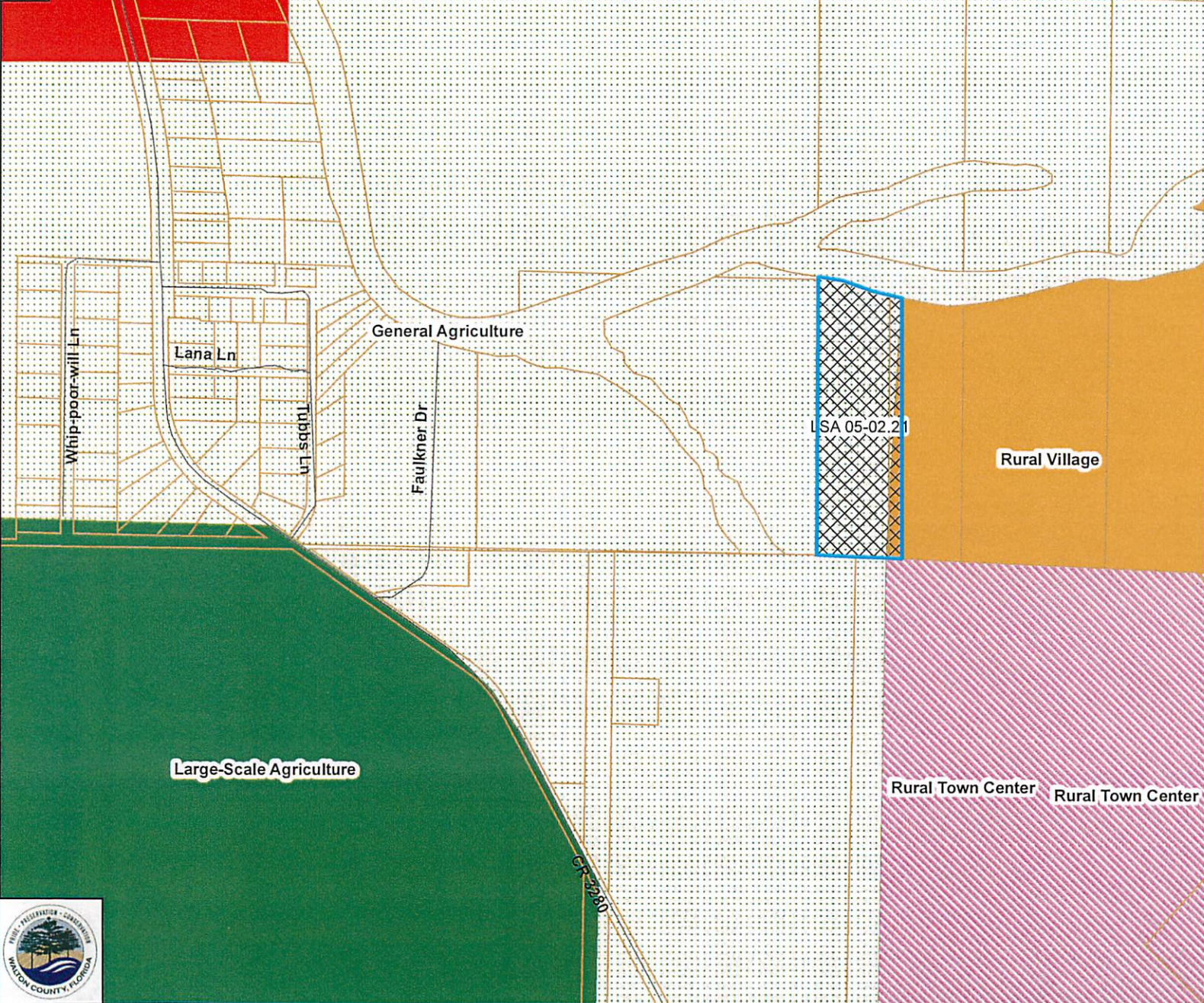
By:


Larry Jones, Chair
Scott A. Brannon





Commercial

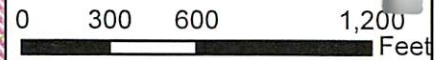


MAP ID LSA 05-02.21

From: General Agriculture
To: Rural Village

Acreage = 10.65+/-

Exhibit
A



Walton County Planning and Development Services
 This GIS data is not a legal representation of the features depicted; any assumption of the legal status of this data is hereby disclaimed. Features are approximate, and are not necessarily accurate to mapping, surveying, or engineering standards.
 2009-2011\2011_Changes\Ord_Maps\LSA05-02.21
 3/09/2011 ccs

