

Ordinance Number 2011-65

**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, 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**, pursuant to Section 163.3184, Florida Statutes, the Walton County Planning Commission and Board of County Commissioners have held 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 having been provided, the Walton County Board of County Commissioners held a public hearing on July 12, 2011, and an adoption hearing on August 9, 2011 to consider the adoption of the proposed amendment to its comprehensive plan, in accordance with Section 163.3184, Florida Statutes; 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

**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, which is attached hereto as Exhibit "A", and incorporated herein by reference as a part hereof, being an amendment to the Future Land Use Map:

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

1. The applicants name and address:  
Denise Prescott  
211 Missile Hill Drive  
Santa Rosa Beach, Florida 32459
  
2. Amendment Number 2011-07: Amend the adopted Future Land Use Map designation of 1.56 +/- acres in Walton County north of the Choctawhatchee Bay on parcel(s) identified as 27-1S-19-23100-000-0221, Rural Village. The subject property is in the southwest corner of the intersection of US Highway 331 and Sweetwater Lane, Walton County, Florida, more particularly described as:

Commence at the intersection of the previous West Right of Way line of U.S. Highway 331 (120' R/W) and the South line of Section 27, Township 1 South, Range 19 West, Walton County, Florida; thence North 01 degrees 05 minutes 52 seconds East, a distance of 524.53 feet; thence departing said previous West Right of Way line, South 89 degrees 43 minutes 19 seconds West, a distance of 95.03 feet to the existing Westerly right of Way line of State Road 83 (U.S. Highway 331), as shown on F.D.O.T. Right of Way F.P. #2206791 (said map being on file at F.D.O.T. District 3 Office, Chipley, Florida) and the Point of Beginning; thence North 01 degrees 05 minutes 52 seconds East, along said Westerly Right of Way line a distance of 194.54 feet; thence North 01 degrees 37 minutes 16 seconds West, along the said Westerly Right of Way line, a distance of 105.47 feet to the Southerly Right of Way line of Sweetwater Lane, as shown on said Right of Way Map; thence South 89 degrees 41 minutes 49 seconds West, along said Southerly Right of Way line a distance of 117.56 feet ; thence departing said Southerly Right of Way line, South 01 degrees 05 minutes 52 seconds West, a distance of 200.00 feet; thence South 89 degrees 42 minutes 45 seconds West, a distance of 313.65 feet; thence South 00 degrees 04 minutes 46 seconds East, a distance of 99.87 feet; thence North 89 degrees 43 minutes 19 seconds East, a distance of 434.16 feet to the aforesaid Westerly Right of Way line of State Road 83 and the Point of Beginning.

3. The proposed amendment is compatible with future 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 Rural Village.
6. Upon the legally effective date of this Ordinance, the property will be designated as General Commercial.
7. Any future development under this amendment 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.

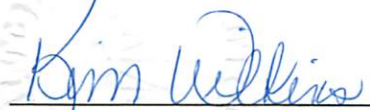
**SECTION V. EFFECTIVE DATE**

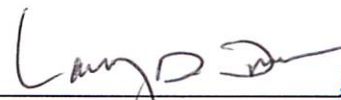
This ordinance shall take effect as provided by law.

Duly enacted, by the Board of County Commissioners of Walton County, Florida, at a regularly scheduled public hearing on the 9th day of August, 2011.

BOARD OF COUNTY COMMISSIONERS  
WALTON COUNTY, FLORIDA

Attest:

  
for Martha Ingle  
Clerk of Court

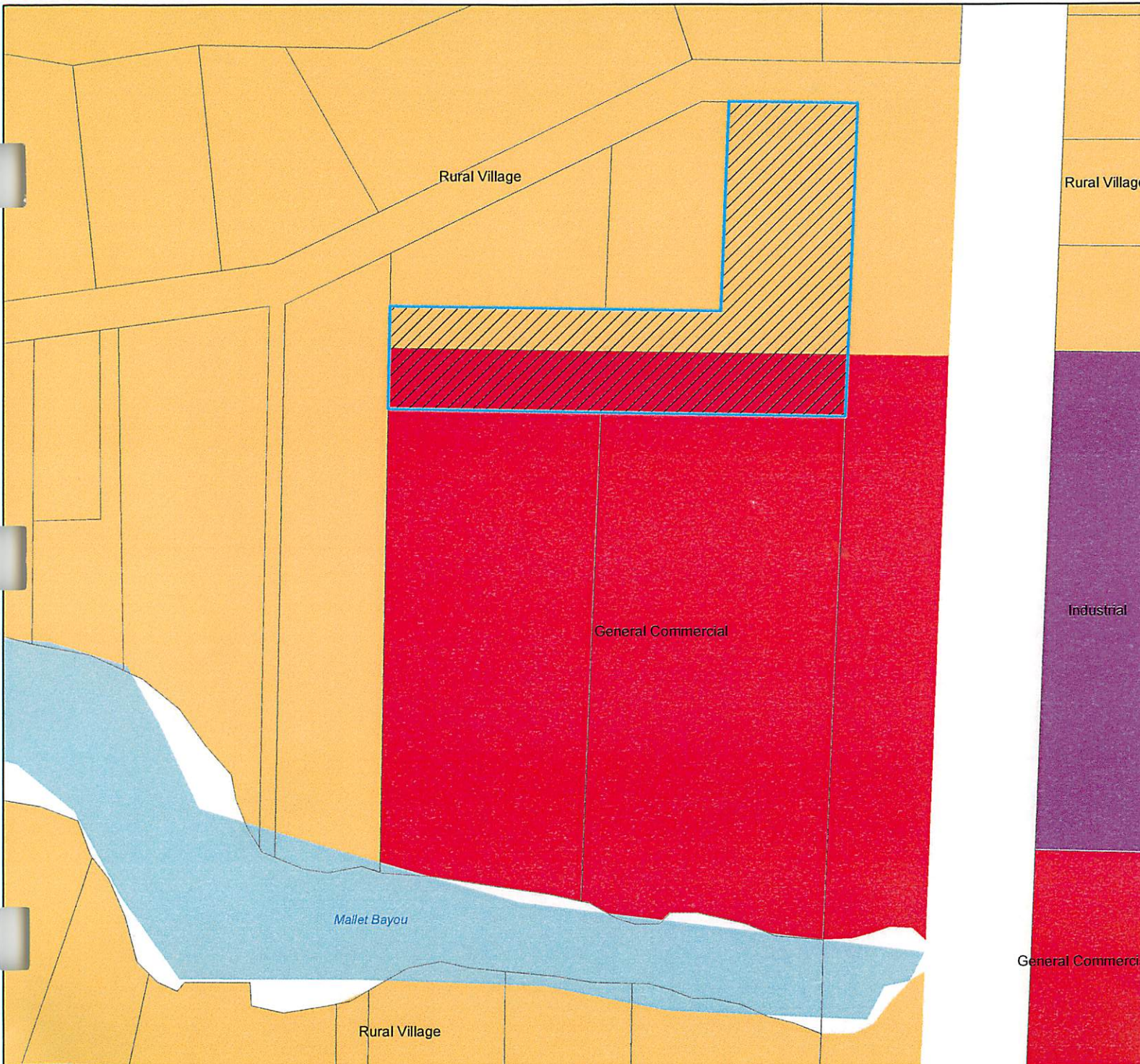
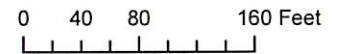
By:   
Larry Jones, Chair



**Exhibit A**

Total Acres: 1.56 +/-

From: Rural Village  
To: General Commercial



Rural Village

Rural Village

General Commercial

Mallet Bayou

Rural Village

Industrial

General Commercial



Walton County Planning and Development Services  
Project #2011-0701 SSA Amendment #SSA 2011-07

The information provided in this document is for planning and presentation purposes only. It does not constitute an "Assessment" to the Future Land Use Map until approved by the Walton County Board of County Commissioners in the method prescribed by state statute. Errors or omissions should be reported to the Walton County Planning and Development Services Division #50-207-1955.

Walton County Planning and Development Services  
Project # 2011-0701 SSA  
This data is provided with the understanding that the conclusions drawn from such information are solely the responsibility of the user. The GIS data is not a legal representation of the features depicted, and any assumption of the legal status of this data is hereby disclaimed. Errors or omissions should be reported to the Walton County Planning and Development Services Division #50-207-1955.