

Ordinance Number 2014-04

AN ORDINANCE OF THE WALTON COUNTY BOARD OF COUNTY COMMISSIONERS; ADOPTING A FUTURE LAND USE MAP AMENDMENT TO THE WALTON COUNTY COMPREHENSIVE PLAN AND INCORPORATING THAT CHANGE INTO THE FUTURE LAND USE MAP; ADOPTING THE FUTURE LAND USE DESIGNATION OF TRADITIONAL NEIGHBORHOOD DEVELOPMENT FROM COURT ORDERED OVERLAY; PROVIDING FOR AUTHORITY, REPEAL OF CONFLICTING ORDINANCES; AND SETTING AN EFFECTIVE DATE.

BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF WALTON COUNTY:

Section 1. Authority; Intent

The Board of County Commissioners is authorized by Section 125.01(g) and (h) to prepare and enforce the County's Comprehensive Plan and to establish and enforce zoning regulations as are necessary for the protection of the public. Chapter 163, Fla. Stat. (2012), establishes the Local Government Comprehensive Planning and Land Development Regulation Act and requires local governments to revise their comprehensive plans through comprehensive plan amendments.

Section 2. Findings of Facts

- a. Walton County afforded opportunity for public comments concerning the LSA 13-022 Large Scale Amendment during public hearings held before the Walton County Planning Commission meeting on September 12, 2013. Specifically, the Board held a transmittal hearing on November 7, 2013, and an adoption hearing on January 28, 2014.
- b. The LSA 13-022 Large Scale Amendment will amend the adopted Future Land Use Map designation on 44.5 acres, identified by parcel number 20-3S-18-16000-002-0000, which is located in South Walton County, on the south side of C.R. 30-A, east of Dune Drift Lane and west of Bridge Lane more particularly described in Exhibit A attached to this ordinance and incorporated by reference.
- c. The property is currently categorized as Court Ordered Overlay. The proposed amendment is compatible with development in the area of the subject property.
- d. The property is currently served with potable water and sanitary sewer and is applicable to the type of development within the proposed land use category.
- e. This amendment will not create adverse impact environmentally and any development under this amendment will be required to be properly designed for retention of stormwater runoff in accordance with the applicable Walton County Comprehensive Plan and Land Development Code, and other applicable laws, rules, and regulations.

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Section 3. Adoption of Amendment

Therefore, the application of the LSA 13-022 Future Land Use Map Large Scale Amendment, is hereby approved for final adoption and incorporation into the Walton County Comprehensive Plan and Future Land Use Map. The Future Land Use Map is amended to show the above described parcels to be within the Traditional Neighborhood Development land use category. This addition increases the Traditional Neighborhood Development land use category by 44.5 acres. This Ordinance shall be considered a final order as required in Section 10.03.04 of the Walton County Land Development Code.

Section 5. Repeal of Conflicts

Any ordinance in conflict with sections 2 and 3 of this ordinance are hereby repealed to the extent of such conflict.

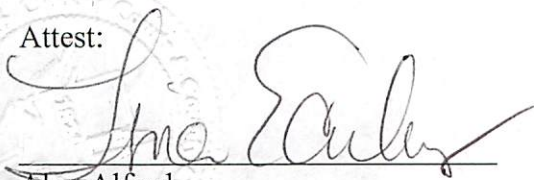
Section 6. Effective Date

This ordinance shall take effect as provided by law. Specifically, the ordinance will not be effective until 31 days after all State agencies have approved the amendment or, if a challenge to the ordinance is filed, until such date as the state land planning agency or the Administration Commission enters a final order determining the adopted amendment to be in compliance.

Duly enacted, upon motion of and by the Walton County Board of County Commissioners, at a regular meeting on Jan 28, 2014.

BOARD OF COUNTY COMMISSIONERS
WALTON COUNTY, FLORIDA

Attest:


Alex Alford
Clerk of Court

By: 
Bill Chapman, Chair



EXHIBIT A
LEGAL DESCRIPTION OF SUBJECT PROPERTY

BEGINNING AT THE NORTH EAST CORNER OF PROMINENCE-PHASE 1 AS RECORDED IN PLAT BOOK 18, PAGE 87, OF THE PUBLIC RECORDS OF WALTON COUNTY, FLORIDA; THENCE SOUTH 01 DEGREES 46 MINUTES 42 SECONDS WEST A DISTANCE OF 1141.67 FEET TO A POINT; THENCE NORTH 87 DEGREES 50 MINUTES 45 SECONDS WEST A DISTANCE OF 1336.09 FEET A POINT; THENCE NORTH 01 DEGREES 45 MINUTES 51 SECONDS EAST A DISTANCE OF 1759.98 FEET TO A POINT ON THE SOUTHERN RIGHT OF WAY OF COUNTY ROAD 30A; THENCE SOUTH 63 DEGREES 05 MINUTES 10 SECONDS EAST ALONG THE SOUTHERN RIGHT OF WAY OF COUNTY ROAD 30A, A DISTANCE OF 1476.29 FEET TO A POINT, SAID POINT BEING THE POINT OF BEGINNING.

SAID PARCEL CONTAINING 44.5 ACRES, MORE OR LESS.