

Ordinance Number 2015 - 21

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 Planning Commission held a public hearing on June 11, 2015 and the Walton County Board of County Commissioners held an adoption hearing on July 14, 2015 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, 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:

Ashley Group of Panama City Beach, L.L.C.
17687 Ashley Drive
Panama City Beach, FL 32413

2. Amendment Number 2015-011 SSA: Amend the adopted Future Land Use Map designation of 2.8 +/- acres in Walton County north of the Choctawhatchee Bay. The project is located on the NW corner of Rogers Road and State Highway 20 and is identified by parcel number(s) 19-1S-20-32050-00A-0011 and 19-1S-20-32050-00A-0200, more particularly described as:

LEGAL DESCRIPTION:

PARCEL A:

LOTS 1-6, LOTS 22-26, AND A PORTION OF LOT 7, BLOCK A PARCEL OF LAND LYING IN THE EAST HALF OF THE NORTHWEST QUARTER OF SECTION 19, TOWNSHIP 1 SOUTH, RANGE 20 WEST, WALTON COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF SAID NORTHWEST QUARTER OF SECTION 19; THENCE NORTH 87°14'50" WEST ON THRE NORTH LINE OF SAID EAST HALF, A DISTANCE OF 318.08 FEET TO A POINT ON THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF ROGERS DRIVE (66' RIGHT-OF-WAY); THENCE SOUTH 21°03'20" EAST ON SAID SOUTHWESTERLY RIGHT-OF-WAY A DISTANCE OF 679.10 FEET TO A POINT ON THE WEST RIGHT-OF-WAY LINE, A DISTANCE OF 1114.88 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE SOUTH 00°47'36" WEST ON SAID RIGHT-OF-WAY LINE A DISTANCE OF 137.22 FEET TO A POINT ON THE NORTHERLY RIGHT-OF-WAY LINE OF FLORIDA STATE ROAD 20 (100' WIDE RIGHT-OF-WAY); THENCE SOUTH 76°48'24" WEST ON SAID NORTHERLY RIGHT-OF-WAY LINE A DISTANCE OF 492.52 FEET; THENCE DEPARTING SAID RIGHT-OF-WAY LINE, PROCEED NORTH 13°11'36" WEST, A DISTANCE OF 130.39 FEET; THENCE SOUTH 76°30'18" WEST, A DISTANCE OF 4.79 FEET; THENCE NORTH 12°50'13" WEST, A DISTANCE OF 102.27 FEET TO THE SOUTHERLY RIGHT-OF-WAY LINE OF POWELL AVENUE (66' RIGHT-OF-WAY); THENCE NORTH 76°45'20" EAST ON SAID SOUTHERLY RIGHT-OF-WAY LINE, A DISTANCE OF 347.88 FEET; THENCE DEPARTING SAID RIGHT-OF-WAY LINE, PROCEED SOUTH 13°09'33" EAST, A DISTANCE OF 100.63 FEET; THENCE NORTH 76°30'08" EAST, A DISTANCE OF 155.02 FEET TO THE POINT OF THE POINT OF BEGINNING.

PARCEL B:

FROM THE NORTHEAST CORNER OF THE NORTHWEST QUARTER OF FRACTIONAL SECTION 19, TOWNSHIP 1 SOUTH, RANGE 20 WEST, WALTON COUNTY, FLORIDA; THENCE RUN SOUTH 00°12'00" WEST ALONG THE HALF SECTION LINE 1718.02 FEET; THENCE RUN SOUTH 76°16'00" WEST A DISTANCE OF 68.00 FEET TO THE POITN OF BEGINNING; THENCE CONTINUE SOUTH 76°16'00" WEST 155.00 FEET; THENCE NORTH 13°44'00" WEST, 100.00 FEET; THENCE NORTH 76°16'00" EAST, 179.81 FEET; THENCE SOUTH 00°12'00" WEST, 103.03 FEET TO THE POINT OF BEGINNING. ALSO KNOWN AS LOTS 20 AND 21, BLOCK A OF UNRECORDED PLAT OF WILL ROGERS SUBDIVISION, WALTON COUNTY, FLORIDA.

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 potable water 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 Light Industrial.
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.

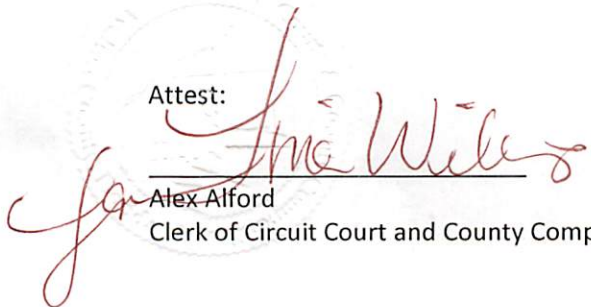
SECTION V. EFFECTIVE DATE.

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 14th day of July, 2015.

BOARD OF COUNTY COMMISSIONERS
WALTON COUNTY, FLORIDA

Attest:


Alex Alford
Clerk of Circuit Court and County Comptroller

By:



Bill Imfeld, Chair

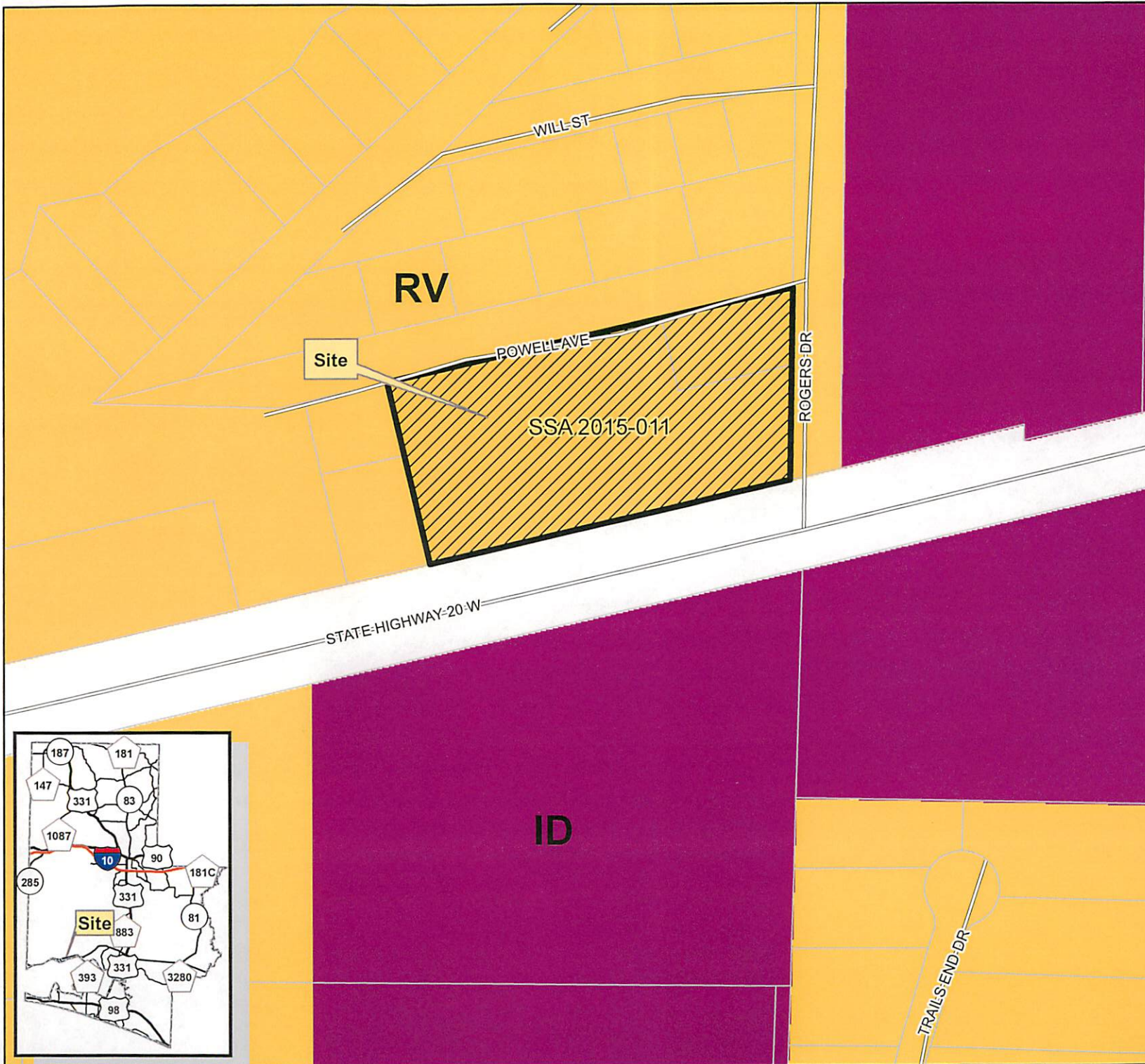
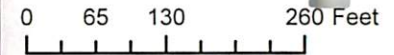


SSA 2015-011

FUTURE LAND USE

From: Rural Village
To: Light Industrial

Total Acres: 2.80 +/-

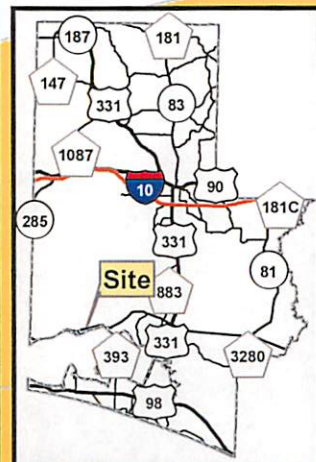


Site

RV

SSA 2015-011

ID



Source Data:
SSA drawn in by survey.
Future Land Use last updated 02/14/2015
Parcels last updated 02/07/2015
Streets last updated 02/07/2015
For additional source information refer to source documentation.



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.
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