

ORDINANCE
2005-06

AN ORDINANCE ADOPTING A SMALL SCALE AMENDMENT TO THE WALTON COUNTY FUTURE LAND USE MAP SERIES; PROVIDING FOR FINDINGS OF FACT; PROVIDING FOR FUTURE LAND USE MAP AMENDMENT; AND PROVIDING FOR 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 and the Board of County Commissioners held adoption hearings on March 10, 2005 and April 5, 2005; and

WHEREAS, this ordinance shall be considered a final order as required in Section 10.01.03(F) 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 I. FINDINGS OF FACT: The Board of County Commissioners finds as follows:

1. The applicant's name and address is:

Don David, JADD Properties LLC, 4737 Papaya Pk., Destin FL 32451.

2. The property subject to this Ordinance and amendment is described as follows:

Commence 596.94 feet East of SW corner of Lot 14, Run E 198.98 feet North 89 deg. 51 minutes, 30 seconds to left 149.07, feet to private road, west 90 degrees 8 minutes, 30 seconds to left 198.8 feet, South 89 degrees, 51 minutes, 30 seconds to left 149.07 feet to beg. 0R2535-781. Parcel # 27-2S-20-33210-000-014D

3. The proposed amendment is compatible with development in the area of the subject property.

4. The property is currently served with adequate potable and wastewater services.
5. Any development under this amendment will be required to properly design retention of storm-water runoff in accordance with County Regulations.
6. The property is currently categorized as Neighborhood Planning Area/RPA.
7. Upon the legally effective date of this Ordinance, the property will be categorized as Neighborhood Planning Area/Infill.

SECTION II. FUTURE LAND USE MAP AMENDMENT:

The Future Land Use Map shall be amended to show the above described parcel to increase the Neighborhood Planning Area/Infill category by .677 acres. The Future Land Use Map currently shows this parcel within the Light Industrial category.

EFFECTIVE DATE: The effective date of this plan amendment and Ordinance shall be thirty-one days after adoption, unless the amendment is challenged pursuant to Section 163.3 187, F.S. If challenged, the effective date shall be the date a Final Order is issued by the Department of Administrative Hearings finding the amendment in compliance in accordance with Section 163.3 184, F.S.

Adopted this 5th day of April, 2005.

APPROVED: _____

Kenneth Pridgen
Kenneth Pridgen, Chairman

ATTEST: _____

Rori Cordle
for Martha Ingle, Clerk of Court