

ORDINANCE NO. 954

AN ORDINANCE OF THE CITY OF CHIPLEY, FLORIDA, AMENDING ITS ADOPTED COMPREHENSIVE PLAN; PROVIDING FOR AUTHORITY; PROVIDING FOR FINDINGS OF FACT; PROVIDING FOR FUTURE LAND USE CHANGE OF A PORTION OF A PARCEL OF PROPERTY LOCATED AT 1232 SOUTH BOULEVARD FROM MEDIUM DENSITY RESIDENTIAL TO NEIGHBORHOOD COMMERCIAL; PROVIDING FOR AMENDMENT TO THE FUTURE LAND USE MAP; PROVIDING FOR A SMALL SCALE AMENDMENT TO THE ADOPTED COMPREHENSIVE PLAN; PROVIDING FOR THE FILING WITH THE CLERK OF CIRCUIT COURT AND THE FLORIDA DEPARTMENT OF ECONOMIC OPPORTUNITY; AND DECLARING AN EFFECTIVE DATE.

BE IT ORDAINED BY THE CITY COUNCIL OF CHIPLEY, FLORIDA, AS FOLLOWS:

SECTION 1. AUTHORITY. The authority for enactment of this Ordinance is Section 2 of the City Code, Sections 163.3187 F.S., 166.021 F.S. and the Comprehensive Plan.

SECTION 2. FINDING OF FACT. The City Council of Chipley, Florida finds:

- A. A public hearing has been held by the City Council after “due public notice”; and
- B. This amendment involves changing the Future Land Use designation imposed on a portion of a parcel of property located at 1232 South Boulevard, currently identified as Parcel I.D. # 00-1858-0001 from Medium Density Residential to Neighborhood Commercial; and
- C. This amendment is consistent with the City Land Use Regulations and the adopted Comprehensive Plan and is in the best interest of the City and its citizens.

SECTION 3. PURPOSE. The purpose of this Ordinance is to adopt a small scale comprehensive plan amendment to the City of Chipley Comprehensive Plan also known as Ordinance 828. The amendment is identified as 18S1 and is described in Section 4 herein.

SECTION 4. FUTURE LAND USE MAP AMENDMENT. The Future Land Use Map of the City of Chipley, Florida, is hereby amended by changing the Future Land Use category imposed on a portion of a parcel of property located at 1232 South Boulevard, currently identified as Parcel I.D. # 00-1858-0001 and containing .59 acres more or less, from Medium Density Residential to Neighborhood Commercial, and more specifically described as follows:

SUBJECT PARCEL – Parcel I.D. # 00-1858-0001. A portion of parcel #00-1858-0001 more particularly described as: beginning at the intersection of the east boundary of the right of way of 7th St. and South Blvd., proceed east along the northern boundary line of the right

of way of South Blvd. 125 feet, thence 90 degrees north 200 feet, thence 90 degrees west 135 feet to the intersection of the easterly boundary of the right of way of 7th street, thence southerly along the east boundary line of 7th St. 200 feet to the point of beginning containing approximately .59 acres.


And also;

The land use change imposed on the subject parcel and map change is shown as Exhibit A, which is attached and made a part hereof by reference.

SECTION 5. EFFECTIVE DATE. The effective date of this plan amendment and ordinance shall be thirty-one (31) days after adoption on the second reading by the City Council, unless the amendment is challenged pursuant to Section 163.3187 of the Florida Statutes. If challenged, the effective date shall be a date a final order is issued by the Department of Economic Opportunity or other appropriate authority, finding the amendment in compliance in accordance with Section 163.3184 F.S.

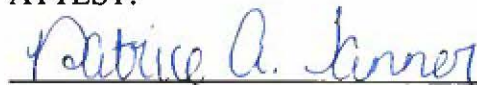
INTRODUCED at a Regular meeting of the City Council of the City of Chipley, Florida, held at City Hall on the 14th day of August, 2018, and **PASSED** at a Regular meeting of the City Council of the City of Chipley, Florida, held at City Hall on the 11th day of September, 2018.

CITY OF CHIPLEY



John T. Sasser, Mayor

ATTEST:



Patrice A. Tanner
Assistant City Administrator/City Clerk

The form and legal sufficiency of the foregoing has been reviewed and approved by the City Attorney.



Michelle Blankenship Jordan, City Attorney

Exhibit A

Ordinance No. 954: The zoning change would be from medium density residential to neighborhood commercial for a portion of parcel # 00-1858-0001 located at 1232 South Blvd., Chipley, Florida. Petitioner - Ruth Nallick. That parcel of property, a portion of parcel # 1858-0001 more particularly described as: beginning at the intersection of the east boundary of the right of way of 7th St. and South Blvd, proceed east along the northern boundary line of the right of way of South Blvd 125 feet, thence 90 degrees north 200 feet, thence 90 degrees west 135 feet to the intersection of the easterly boundary of the right of way of 7th street, thence southerly along the east boundary line of 7th St. 200 feet to the point of beginning containing approximately .59 acres.

The subject property is more specifically designated in the map reflected herein:

