

**ORDINANCE NO. 23-04-01**

**AN ORDINANCE OF THE CITY OF NICEVILLE, FLORIDA AMENDING ORDINANCES NO. 296 (PREVIOUSLY AMENDED BY ORDINANCE 333), 297, 351, 526, AND 93-11 TO CORRECT CERTAIN SCRIVENER ERRORS IN THE LEGAL DESCRIPTIONS; PROVIDING FOR REPEAL OF CONFLICTING PROVISIONS; PROVIDING FOR SEVERABILITY; PROVIDING FOR ALL OTHER PROVISIONS OF SAID ORDINANCES TO REMAIN THE SAME; AND PROVIDING FOR AN EFFECTIVE DATE.**

**WHEREAS**, the City of Niceville, Florida has the inherent authority to enact this Ordinance pursuant to §166.021, Florida Statutes and its City Charter; and

**WHEREAS**, the City of Niceville, Florida has need to amend Ordinances No. 296 (previously amended by Ordinance 333), 297, 351, 526, and 93-11 to correct certain scrivener errors in the legal descriptions;

**NOW, THEREFORE, BE IT ENACTED AND ORDAINED** by the City of Niceville, Florida:

**SECTION 1.** The said Ordinances are amended as follows:

Ordinance #296, Parcel I, was previously amended by Ordinance #333.

Ordinance #296, Parcel III, is hereby amended to read as follows:

PARCEL III: East  $\frac{1}{2}$  of NW  $\frac{1}{4}$ , Section 9; NE  $\frac{1}{4}$  of Section 9; all of the NW  $\frac{1}{4}$ , Section 10, West of Forest Road # 224; Township 1 South, Range 22 West.

Blocks 33, 35, 36, 37, 38, 39, and 40 as located North of State Road # 20, plus all unplatted land contained in the Plat of Pinecrest Subdivision #1 owned by Valparaiso Realty Company, all zoned R -1-A.

All other provisions of Ordinance #296, as amended by Ordinance #333, to remain unchanged and in full force and effect.

Ordinance #297 is hereby amended to read as follows:

The east  $\frac{1}{2}$  of Block 27 and 48 and the west  $\frac{1}{2}$  of Block 28 and Lots 11, 12, 13, 14, 15 and 16, Block 47 and part of Thirty-eighth Street and Thirty-ninth, Pinecrest Addition to Valparaiso more particularly described as follows:

For a point of beginning, begin at the southeast corner of Lot 16, Block 47, Pinecrest Addition to Valparaiso, recorded in the public records of Okaloosa County, Florida at Plat Book 1, Page 54, thence S89 degrees 59' 30" W along the north R/ W line of Thirty- seventh Street a distance of 350.0 feet to the southwest corner of Lot 6, Block 48, thence north a distance of 780.0 feet, thence a distance of 110.0 feet more or less to shoreline of proposed lake, thence meander southeasterly along proposed lake, a distance of 275.0 feet more or less to the point that is north of and 798.0 feet more or less from the point of beginning, thence south 798.0 feet more or less to the point of beginning.

Ordinance #351 is hereby amended to read as follows:

Commencing at the NW corner of the NE  $\frac{1}{4}$  of the SE  $\frac{1}{4}$  of Section 8, Township 1 South, Range 22 West, thence run East along the North line of said NE  $\frac{1}{4}$  for 504.00 feet, thence deflect 90° 00' right for 421.28 feet, thence deflect 90° 00' left for 420.00 feet to a point (which is used as the point of commencement for the in addition description below), thence deflect 90° 00' right for 105.00 feet, thence deflect 90° 00' right for 105.00 feet, thence deflect 90° 00' left for 105.00 feet, thence deflect 90° 02' right for 417.00 feet, thence deflect 91° 03' left for 338.07 feet, thence deflect 90° 30' right for 420.00 feet, thence deflect 90° 30' right for 967.88 feet to the Point of Beginning.

In addition, commencing at the corner marked in the above description, run due North 210.00 feet, thence deflect left 90° 00' for 420.00 feet, thence deflect left 90° 00' for 210.00 feet, thence deflect left 90° 00' for 420.00 feet to the Point of origin.

Ordinance #93-11 is hereby amended to read as follows:

Lots 7 and 8, Block 117, Valparaiso Realty's Pinecrest Addition #6 Plat Book 1, Page 56, Section 8 and 17, Township 1S, Range 22 West, Public Records of Okaloosa County, Florida.

This property is located on the corner of 20th Street and Linden Avenue.

Ordinance #526, Parcel #2, is hereby amended to read as follows:

Parcel# 2: Start at the SE corner of the NE  $\frac{1}{4}$  of the SE  $\frac{1}{4}$ , Section 8, Township 1

South, Range 22 West; thence West 525 feet for point of beginning; thence continue West 398.94 feet; thence North 252 feet; thence East 398.94 feet; thence South 252 feet to point of beginning; containing 2.25 acres, more or less.

All other provisions of Ordinance #526 to remain unchanged and in full force and effect.

**SECTION 2. Advertisement.** Proper advertising of this ordinance shall be by publication in the local newspaper in compliance with the city charter.

**SECTION 3. Severability.** This ordinance is declared severable and any provisions herein that are subsequently declared invalid shall not affect the applicability of the other provisions herein.

**SECTION 4. Amendment.** All other provisions of Ordinances 296, 297, 351, 526, and 93-11 as amended by this Ordinance shall remain the same and in full force and effect.

**SECTION 5. Effective Date.** This Ordinance shall become effective immediately upon its enactment according to the law.

**PASSED AND ENACTED** in regular session upon final reading this 11<sup>th</sup> day of April, 2023.

  
MAYOR

ATTEST:


  
CITY CLERK

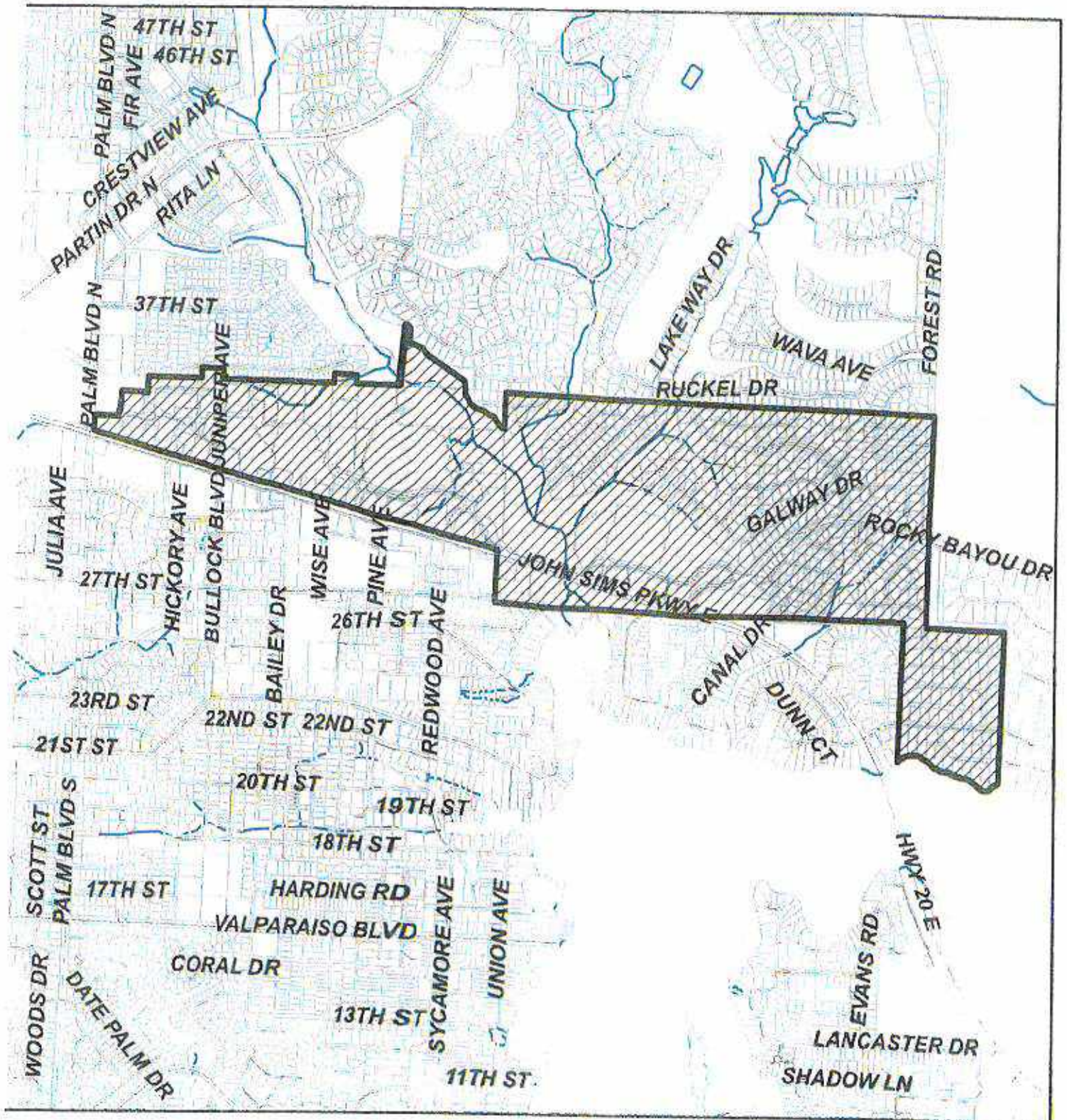




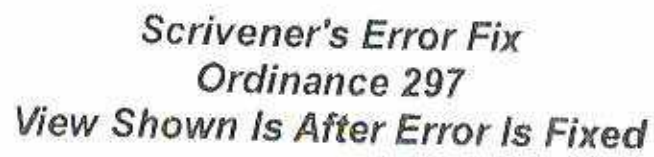
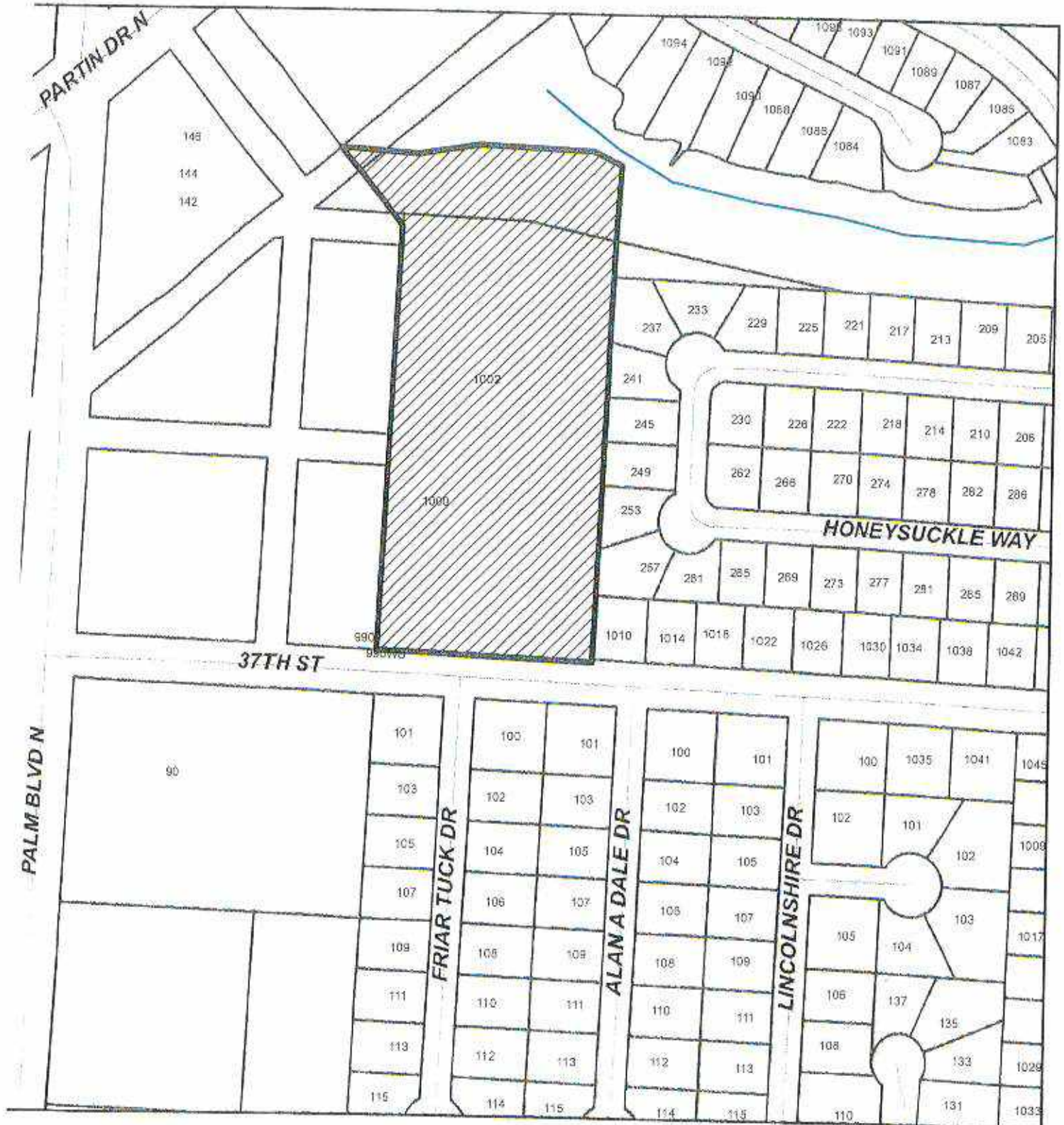
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Ordinance 296  
View Shown Is After Error Is Fixed

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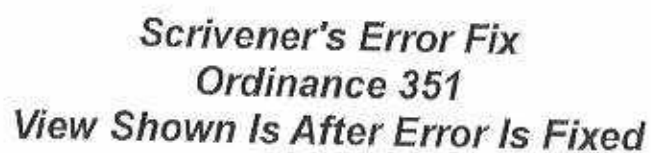
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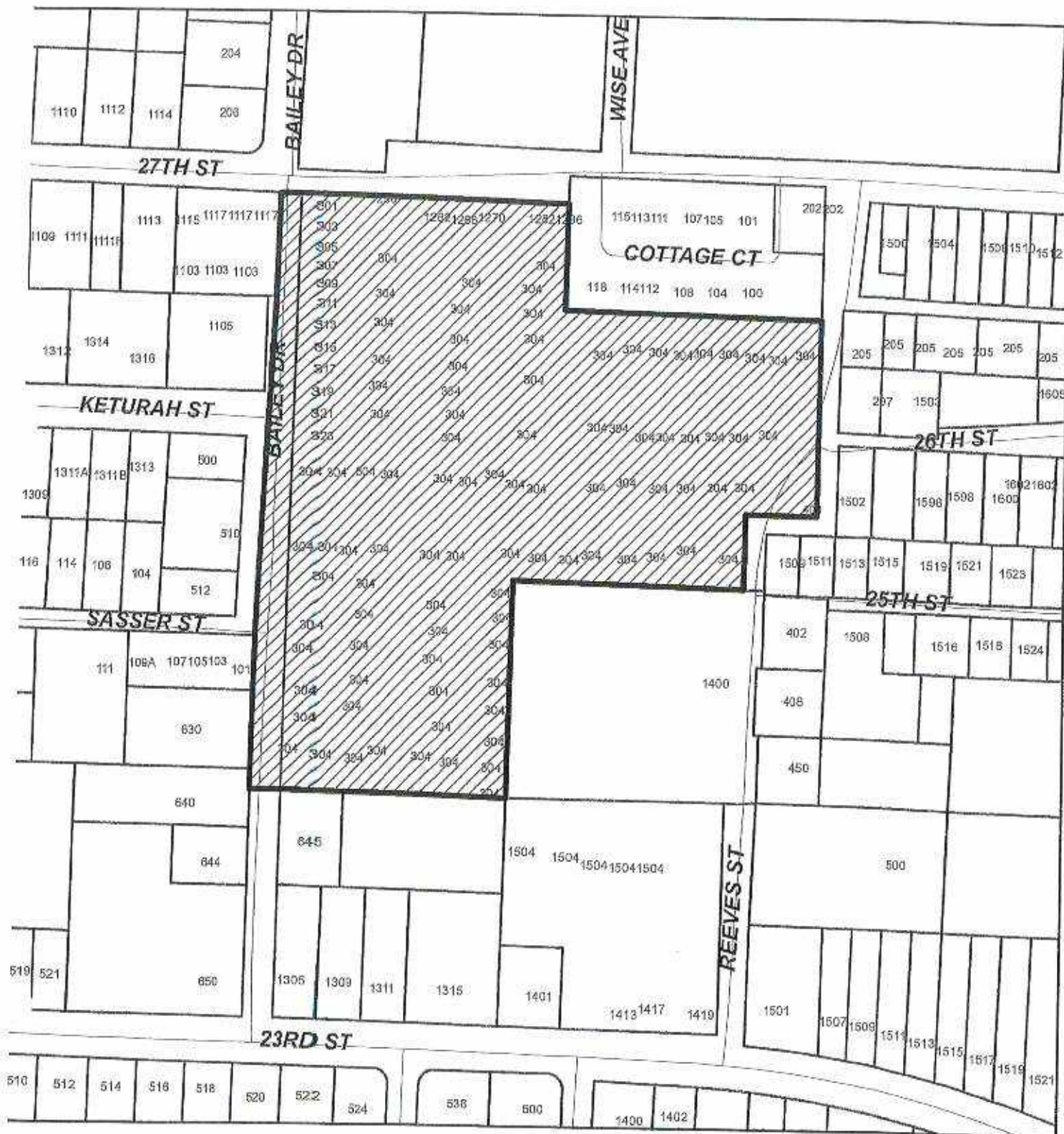


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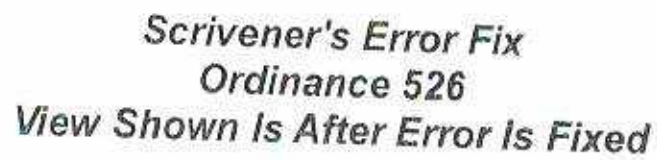
**Scrivener's Error Fix**  
**Ordinance 93-11**  
**View Shown Is After Error Is Fixed**

**Legend**

 Ord 93-11 After Fix





 Ord 526 After Fix