

ORDINANCE 2014- 10
GRAND LANDINGS COMPREHENSIVE PLAN AMENDMENT

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF PALM COAST, FLORIDA, PROVIDING FOR THE AMENDMENT OF THE CITY OF PALM COAST 2035 COMPREHENSIVE PLAN, AS PREVIOUSLY AMENDED, PURSUANT TO SECTION 163.3187, FLORIDA STATUTES; AMENDING THE FUTURE LAND USE MAP (FLUM) DESIGNATION FOR 774.4+/- ACRES OF CERTAIN REAL PROPERTY FROM RESIDENTIAL: LOW DENSITY RURAL ESTATE (FLAGLER COUNTY FUTURE LAND USE DESIGNATION) AND COMMERCIAL: LOW INTENSITY (FLAGLER COUNTY FUTURE LAND USE DESIGNATION) TO RESIDENTIAL AND MIXED USE (CITY OF PALM COAST FUTURE LAND USE DESIGNATION) AS DESCRIBED IN MORE DETAIL IN THE LEGAL DESCRIPTION WHICH IS AN EXHIBIT TO THIS ORDINANCE SUBJECT PROPERTY BETTER KNOWN AS "GRAND LANDINGS"; INCLUDING A NOTE ON THE FUTURE LAND USE MAP TO LIMITING THE LANDS DESIGNATED AS RESIDENTIAL TO 749 RESIDENTIAL UNITS AND A NOTE LIMITING NON-RESIDENTIAL USE IN THE MIXED USE AREA TO 150,000 SQ. FT.; PROVIDING FOR CONFLICTS, RATIFICATION OF PRIOR ACTS, CODIFICATION, SEVERABILITY, AND AN EFFECTIVE DATE

WHEREAS, the City Council of the City of Palm Coast enacted Ordinance 2010-07, adopting the *City of Palm Coast 2035 Comprehensive Plan* which includes the City of Palm Coast Future Land Use Map (FLUM), which Plan and FLUM have been amended from time-to-time; and

WHEREAS, Section 163.3161 et seq., Florida Statutes established the Community Planning Act; and

WHEREAS, Section 163.3184, Florida Statutes, establishes a process for adoption of comprehensive plans or plan amendments amending the future land use designation of property; and

WHEREAS, the City of Palm Coast is desirous of amending the future land use designation of property located within the City from Residential: Low Density Rural Estate and Commercial Low Intensity (Flagler County Future Land Use Designation) to Residential and Mixed Use (City of Palm Coast Future Land Use Designation); and

WHEREAS, the proposed future land use map amendment includes notes on the Future Land Use Map to limit residential development within the area to be designated as "Residential" to 749 units, and to limit non-residential development within the "Mixed Use" area subject to this amendment to 150,000 sq. ft.; and

WHEREAS, the City of Palm Coast Planning and Land Development Regulation Board (PLDRB) acting as the City's Local Planning Agency, considered the proposed map amendments at a public hearing on February 19, 2014 and voted to recommend approval of the proposed Comprehensive Plan Amendments; and

WHEREAS, on March 4, 2014 and May 6, 2014 the City of Palm Coast City Council held public hearings on this Comprehensive Plan amendment after due public notice and upon thorough and complete consideration and deliberation, adopted the proposed Comprehensive Plan amendments; and

WHEREAS, the Comprehensive Plan amendments adopted by this Ordinance complies with the requirements of the Community Planning Act, the State Comprehensive Plan as set forth in Chapter 187, Florida Statutes, as well as other applicable law, and is consistent with the goals, objectives, and policies and the overall land use plan of the City's *Comprehensive Plan*; and

WHEREAS, the City Council of the City of Palm Coast hereby reaffirms its commitment to the goal of enacting and implementing sound growth management practices within the City; and

WHEREAS, the City Council of the City of Palm Coast finds that this Ordinance is in the best interests of the health, safety, and welfare of the citizens of Palm Coast.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF PALM COAST, FLORIDA, THAT THE FUTURE LAND USE MAP IS AMENDED AS FOLLOWS:

SECTION 1. LEGISLATIVE AND ADMINISTRATIVE FINDINGS.

The above recitals (whereas clauses) are hereby adopted as the legislative and administrative findings of the City Council of the City of Palm Coast.

SECTION 2. FUTURE LAND USE MAP AMENDED.

The 774.4+/- acres better known as GRAND LANDINGS, generally located south of SR 100, west of Seminole Woods Parkway and east of Belle Terre Parkway, as sketched and legally described in "Exhibit A", attached hereto, is hereby amended from the Flagler County Future Land Use Map designation of Residential: Low Density Rural Estate and Commercial: Low Intensity to City of Palm Coast Future Land Use Map designation of Residential and Mixed Use including a note on the FLUM limiting the lands designated as "Residential" to 749 residential units and limiting the non-residential use in the lands designated as "Mixed Use" to 150,000 sq. ft. as depicted in "Exhibit B."

SECTION 3. CONFLICTS.

All ordinances or parts of ordinances in conflict herewith are hereby repealed.

SECTION 4. CODIFICATION.

It is the intention of the City Council of the City of Palm Coast, Florida, and it is hereby ordained that the provisions of this Ordinance shall become and be made a part of the Code of Ordinance of the City of Palm Coast, Florida; that the Sections of this Ordinance may be renumbered or re-lettered to accomplish such intention; that the word, "Ordinance" may be changed to Section," "Article," or other appropriate word.

SECTION 5. SEVERABILITY.

If any section, subsection, sentence, clause, phrase or provision of this Ordinance is held to be unconstitutional or otherwise invalid by a court of competent jurisdiction, such unconstitutionality or invalidity shall not be construed as to render unconstitutional or invalid the remaining provision of the Ordinance.

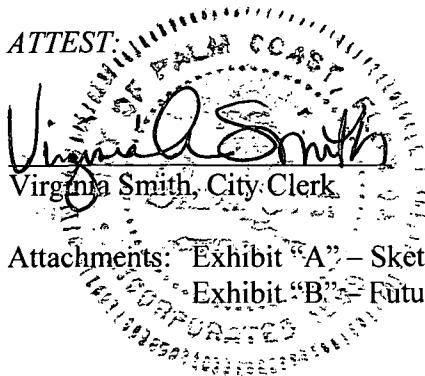
SECTION 6. EFFECTIVE DATE.

The effective date of this plan amendment, if the amendment is not timely challenged, shall be 31 days after the state land planning agency notifies the local government that the plan amendment package is complete. If timely challenged, this amendment shall become effective on the date the state land planning agency or the Administration Commission enters a final order determining this adopted amendment to be in compliance. No development orders, development permits, or land uses dependent on this amendment may be issued or commence before it has become effective. If a final order of noncompliance is issued by the Administration Commission, this amendment may nevertheless be made effective by adoption of a resolution affirming its effective status, a copy of which resolution shall be sent to the state land planning agency.

APPROVED on first reading after due public notice and hearing the 4th day of March 2014.

ADOPTED on second reading after due public notice and hearing the 6th day of May 2014.

ATTEST:



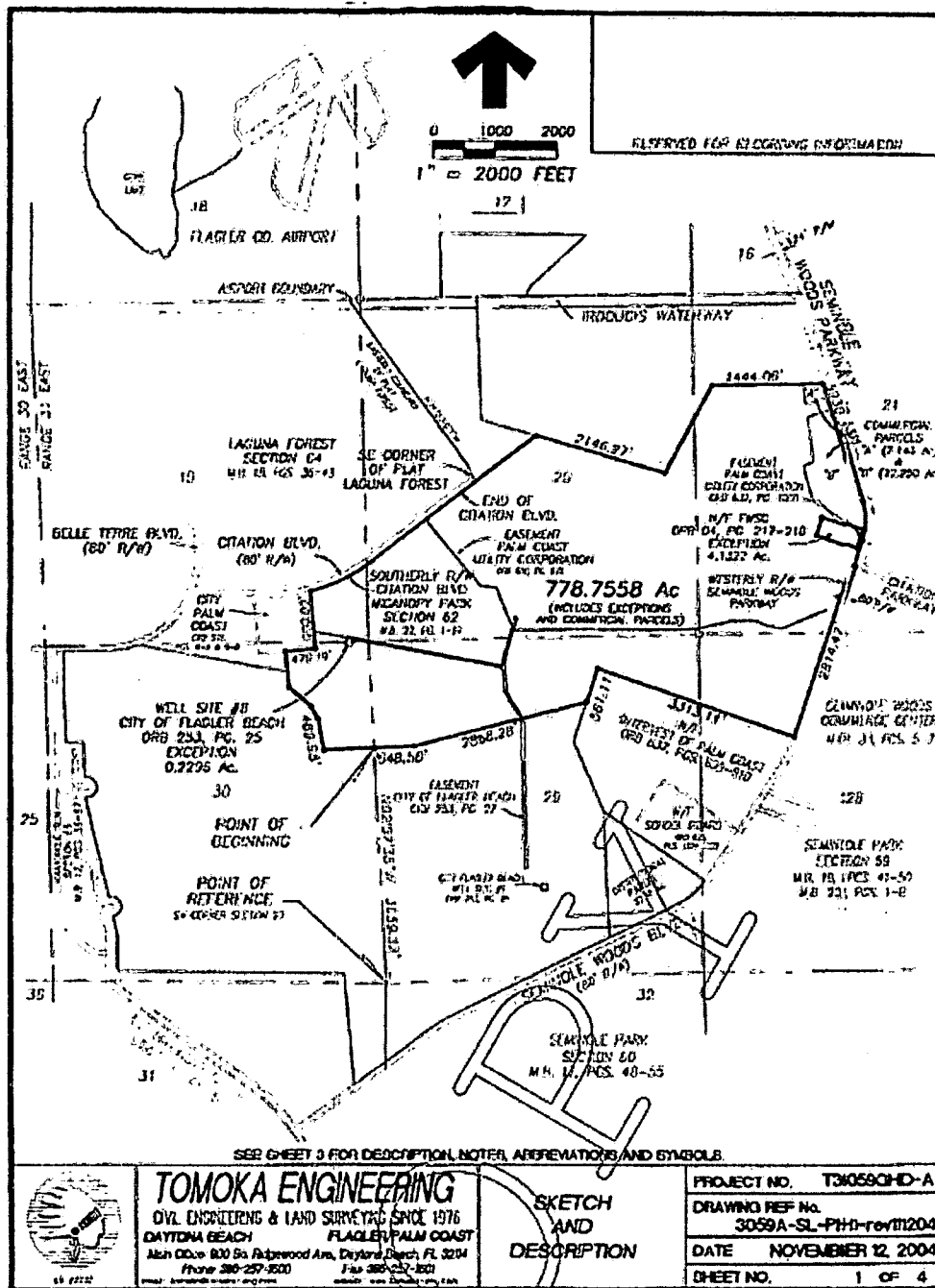
Virginia Smith, City Clerk

CITY OF PALM COAST, FLORIDA

Jon Netts, Mayor

Attachments: Exhibit "A" – Sketch and Description
Exhibit "B" – Future Land Use Map Amended

EXHIBIT “A” – SKETCH AND LEGAL DESCRIPTION



SKETCH AND DESCRIPTION

RESERVED FOR RECORDING INFORMATION

LEGAL DESCRIPTION

A PARCEL OF LAND LYING IN GOVERNMENT SECTIONS 19, 20, 21, 28, 29 AND 30, TOWNSHIP 12 SOUTH, RANGE 31 EAST, BEING PART OF PARCEL 414, RECORDED IN OFFICIAL RECORDS BOOK 553, PAGES 1539 THROUGH 1640, OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

A POINT OF REFERENCE BEING THE SOUTHWEST CORNER OF GOVERNMENT SECTION 20, TOWNSHIP 12 SOUTH, RANGE 31 EAST, THENCE NORTH 02°57'38" WEST ALONG THE WESTERLY BOUNDARY LINE OF GOVERNMENT SECTION 20 A DISTANCE OF 3659.32 FEET TO THE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE DEPARTING SAID WESTERLY BOUNDARY LINE OF GOVERNMENT SECTION 20 RUN SOUTH 87°34'32" WEST A DISTANCE OF 821.05 FEET; THENCE NORTH 10°10'53" WEST A DISTANCE OF 488.98 FEET; THENCE NORTH 27°40'32" WEST A DISTANCE OF 219.87 FEET; THENCE NORTH 50°12'51" WEST A DISTANCE OF 469.34 FEET; THENCE NORTH 05°08'20" WEST A DISTANCE OF 560.82 FEET TO A POINT ON THE SOUTHERLY BOUNDARY OF A PARCEL OF LAND OWNED BY FLORIDA WATER SERVICES, RECORDED IN OFFICIAL RECORDS BOOK 271, PAGES 9-A AND 9-B, OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA, THENCE NORTH 84°51'40" EAST A DISTANCE OF 479.19 FEET; THENCE NORTH 05°08'20" WEST ALONG THE EASTERLY BOUNDARY OF SAID FLORIDA WATER SERVICES PARCEL A DISTANCE OF 900.00 FEET TO A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF CHATON BOULEVARD (80'R/W) THENCE NORTHEASTERLY ALONG SAID SOUTHERLY RIGHT OF WAY LINE A DISTANCE OF 1113.56 FEET ALONG A CURVE TO LEFT (CONCAVE NORTHWESTERLY) HAVING A CENTRAL ANGLE OF 22°18'30", A RADIUS OF 2860.00 FEET, A CHORD DISTANCE OF 1106.54 FEET, AND A CHORD BEARING OF NORTH 64°39'15" EAST TO A POINT OF TANGENCY; THENCE NORTH 53°30'00" EAST ALONG THE SOUTHERLY RIGHT OF WAY LINE OF CHATON PARKWAY AND THE EXTENSION THEREOF A DISTANCE OF 3295.33 FEET; THENCE SOUTH 74°35'44" EAST A DISTANCE OF 2146.27 FEET; THENCE NORTH 26°40'19" EAST A DISTANCE OF 1572.67 FEET; THENCE NORTH 89°01'53" EAST A DISTANCE OF 1764.06 FEET TO A POINT ON THE WESTERLY RIGHT OF WAY LINE OF SEMINOLE WOODS PARKWAY; THENCE SOUTH 17°03'00" EAST ALONG SAID RIGHT OF WAY A DISTANCE OF 1930.33 FEET TO A POINT OF CURVATURE; THENCE SOUTHERLY 623.85 FEET ALONG THE ARC OF A CURVE TO THE RIGHT, (CONCAVE WESTERLY), HAVING A CENTRAL ANGLE OF 35°44'37", A RADIUS OF 1000.00 FEET, A CHORD BEARING OF SOUTH 00°49'18" WEST AND A CHORD DISTANCE OF 613.70 FEET TO A POINT OF TANGENCY; THENCE SOUTH 18°41'37" WEST ALONG SAID WESTERLY RIGHT OF WAY LINE OF SEMINOLE WOODS PARKWAY A DISTANCE OF 415.16

CONTINUED ON PAGE 4

SURVEYOR'S NOTES:

1. BEARINGS BASED ON THE WEST LINE OF GOVERNMENT SECTION 29, TOWNSHIP 12 SOUTH, RANGE 31 EAST, FLAGLER COUNTY, FLORIDA, BEING NORTH 02°57'38" WEST
2. THERE MAY BE ADDITIONAL EASEMENTS, RESTRICTIONS AND/OR OTHER MATTERS NOT SHOWN ON THIS DRAWING WHICH MAY BE FOUND IN THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA.
3. THIS IS NOT A BOUNDARY SURVEY.

ABBREVIATIONS

E=DETER
R=RADIUS
L=LENGTH
CH=CHORD
CB=CHORD BEARING

MD=MAP BOOK
PD=PAGE
R/W=RIGHT OF WAY
C=CENTER LINE

PO=POINT OF BEGINNING
PT=POINT OF TANGENCY
POB=POINT OF BEGINNING

PCM=PERMANENT CONTROL POINT
PRM=PERMANENT REFERENCE MONUMENT
ORB=OFFICIAL RECORD BOOK



TOMOKA ENGINEERING
CIVIL ENGINEERING & LAND SURVEYING SINCE 1976
DAYTONA BEACH FLORIDA/PALM COAST
Main Office 900 So Ridgewood Ave, Daytona Beach, FL 32114
Phone 386-257-8500 Fax 386-257-8501

**SKETCH
AND
DESCRIPTION**

PROJECT NO. T3059GHD-A
DRAWING REF No. 3059A-SL-PHI-tom11204
DATE NOVEMBER 12, 2004
SHEET NO. 3 OF 4

SKETCH AND DESCRIPTION

RESERVED FOR RECORDING INFORMATION

LEGAL DESCRIPTION

FEET; THENCE SOUTH 71°18'23" EAST A DISTANCE OF 22.00 FEET; THENCE SOUTH 18°41'37" WEST ALONG SAID WESTERLY RIGHT OF WAY LINE OF SEMINOLE WOODS BOULEVARD A DISTANCE OF 2814.47 FEET; THENCE DEPARTING SEMINOLE WOODS BOULEVARD RUN NORTH 71°18'23" WEST ALONG THE NORTHERLY BOUNDARY LINE OF A PARCEL OF LAND RECORDED IN OFFICIAL RECORDS BOOK 637, PAGES 889 THROUGH 910, OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA, A DISTANCE OF 3313.11 FEET; THENCE SOUTH 18°41'37" WEST A DISTANCE OF 561.11 FEET; THENCE DEPARTING SAID PARCEL RECORDED IN BOOK 637, PAGE 899, RUN SOUTH 76°04'49" WEST A DISTANCE OF 2868.28 FEET; THENCE SOUTH 87°34'32" WEST A DISTANCE OF 648.56 FEET TO THE POINT OF BEGINNING.

SUBJECT TO EASEMENTS RECORDED IN OFFICIAL RECORDS BOOK 253, PAGE 27, BOOK 600, PAGE 678, BOOK 10, PAGE 432, BOOK 641, PAGE 1051, BOOK 632, PAGE 1300, AND BOOK 549, PAGE 881, ALL OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA.

LESS AND EXCEPT A 100'x100' CITY OF FLAGLER BEACH WELL SITE No. 8, RECORDED IN OFFICIAL RECORDS BOOK 253, PAGE 25, OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA, CONTAINING 0.2288 ACRES MORE OR LESS.

LESS AND EXCEPT A 300'x600' PARCEL RECORDED IN OFFICIAL RECORDS BOOK 94, PAGE 217, OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA, CONTAINING 4.1322 ACRES MORE OR LESS.

PARCEL (LESS EXCEPTIONS) CONTAINING 774.3940 ACRES MORE OR LESS.


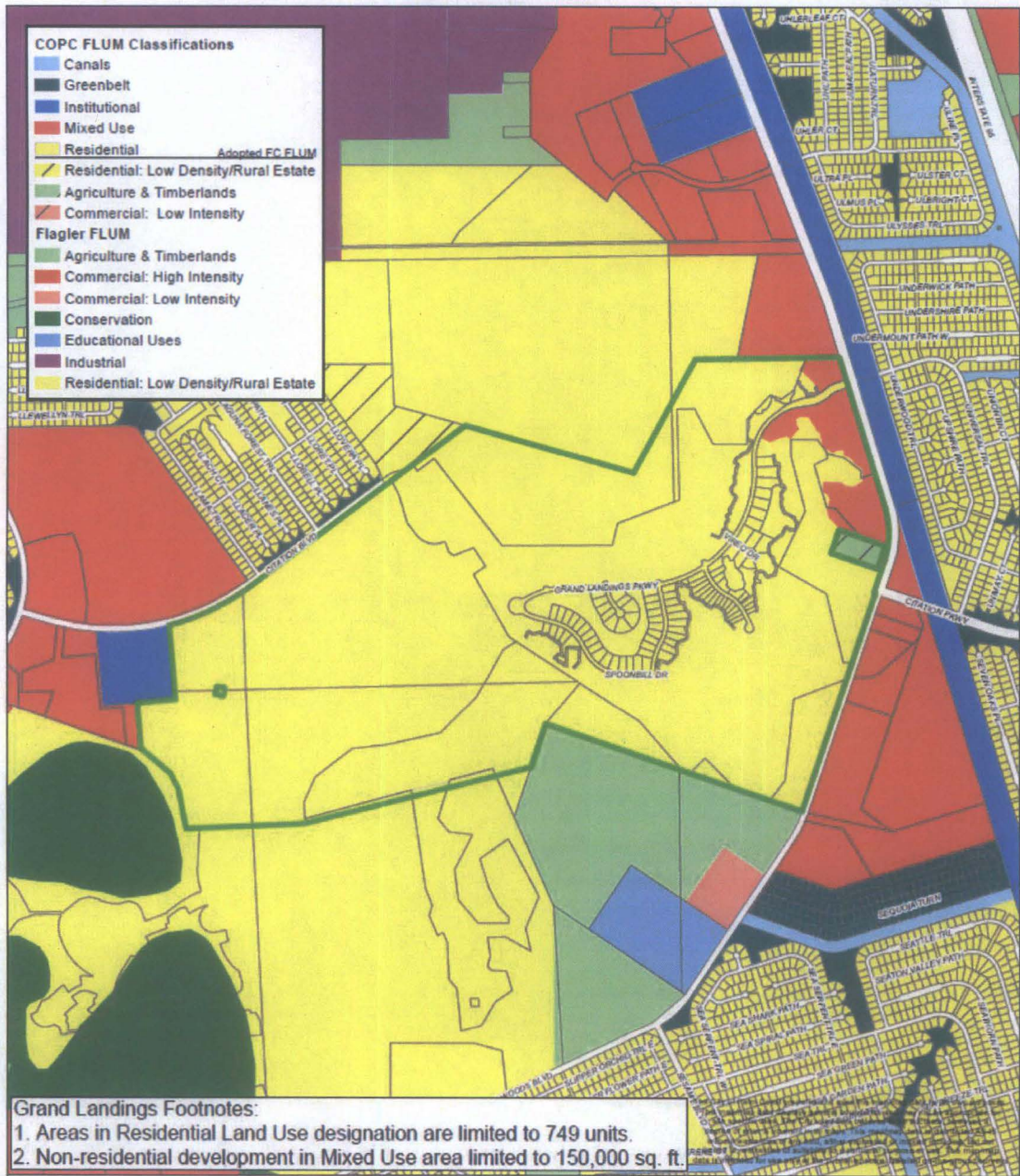
	TOMOKA ENGINEERING CIVIL ENGINEERING & LAND SURVEYING SINCE 1976 DAYTONA BEACH Main Office: 600 So. Ridgewood Ave., Daytona Beach, FL 32114 Phone: 386-257-8501 Fax: 386-257-8501 e-mail: tomoka@tomoka-engineering.com web site: www.tomoka-engineering.com	SKETCH AND DESCRIPTION	PROJECT NO. T3059QHD-A DRAWING REF No. 3059A-SL-PH1-rev11/204 DATE NOVEMBER 12, 2004 SHEET NO. 4 OF 4
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Exhibit "B"-AMENDED FUTURE LAND USE MAP



Flagler/Palm Coast
NEWS-TRIBUNE

Published Each Wednesday and Saturday
Flagler County, Florida

State of Florida,
County of Flagler

Before the undersigned authority personally appeared

Cynthia Anderson

who, on oath says that she is

LEGAL COORDINATOR

of The Flagler/Palm Coast NEWS-TRIBUNE, a twice weekly newspaper, published in Flagler County, Florida; that the attached copy of advertisement, being a

PUBLIC NOTICE

NT 2056004

in the Court,
was published in said newspaper in the issues.....

FEBRUARY 8, 2014

Affiant further says that The Flagler/Palm Coast News-Tribune is a newspaper published in said Flagler County, Florida, and that the said newspaper has heretofore been continuously published in said Flagler County, Florida, each Wednesday and Saturday and has been entered as second-class mail matter at the post office in Flagler Beach, in said Flagler County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper

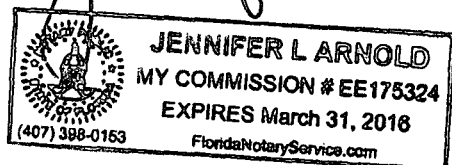
Cynthia Anderson

Sworn to and subscribed before me

This 10TH of FEBRUARY

A.D. 2014

49D



0002056004

CITY OF PALM COAST
NOTICE OF PROPOSED
COMPREHENSIVE PLAN MAP
AMENDMENT
PLANNING AND LAND
DEVELOPMENT REGULATION
BOARD HEARING

The City of Palm Coast Planning and Land Development Regulation Board (PLDRB) will consider and make a recommendation to the City Council regarding Ordinance No. 2014-XX Entitled:

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF PALM COAST, FLORIDA, PROVIDING FOR THE AMENDMENT OF THE CITY OF PALM COAST 2035 COMPREHENSIVE PLAN, AS PREVIOUSLY AMENDED, PURSUANT TO SECTION 163.3187, FLORIDA STATUTES; AMENDING THE FUTURE LAND USE MAP (FLUM) DESIGNATION FOR 774.4+/- ACRES OF CERTAIN REAL PROPERTY FROM RESIDENTIAL: LOW DENSITY RURAL ESTATE (FLAGLER COUNTY FUTURE LAND USE DESIGNATION) AND COMMERCIAL: LOW INTENSITY (FLAGLER COUNTY FUTURE LAND USE DESIGNATION) TO RESIDENTIAL AND MIXED USE (CITY OF PALM COAST FUTURE LAND USE DESIGNATION) AS DESCRIBED IN MORE DETAIL IN THE LEGAL DESCRIPTION WHICH IS AN EXHIBIT TO THIS ORDINANCE SUBJECT PROPERTY BETTER KNOWN AS "GRAND LANDINGS"; INCLUDING A NOTE ON THE FUTURE LAND USE MAP TO LIMITING THE LANDS DESIGNATED AS RESIDENTIAL TO 749 RESIDENTIAL UNITS AND A NOTE LIMITING NON-RESIDENTIAL USE IN THE MIXED USE AREA TO 150,000 SQ. FT.; PROVIDING FOR CONFLICTS, RATIFICATION OF PRIOR ACTS, CODIFICATION, SEVERABILITY, AND AN EFFECTIVE DATE

This City initiated Comprehensive Plan Amendment will amend the Future Land Use Map (FLUM) designation for 774.4+/- acres of real property from Residential: Low Density-Rural Estate and Commercial: Low Intensity (Flagler County Future Land Use Designations) to Residential and Mixed Use (City of Palm Coast designations), amendment will include a note on the FLUM limiting the lands designated as residential to 749 residential units and non-residential use in the Mixed Use area to 150,000 sq. ft. All lands are located as depicted in the Location Map provided below.

The PLDRB will hold a public hearing on the proposed Future Land Use Map amendment and ordinance, on February 19, 2014 at 5:30 p.m., or as soon thereafter as possible, in the City of Palm Coast Office located at 160 Cypress Point Pkwy., Suite B-106, Palm Coast, Florida.

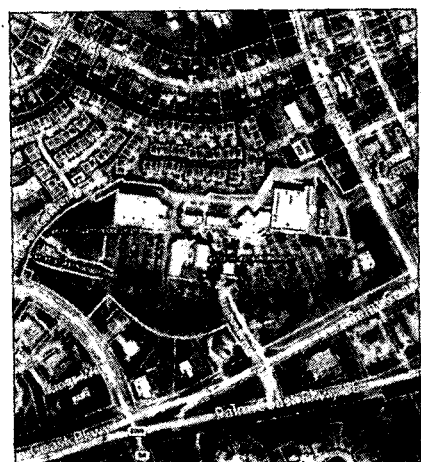
The public is encouraged to participate in the processes and procedures of the City and to request copies of the proposed ordinances. A copy of this notice, the file relating to the proposed Comprehensive Plan amendment and the proposed ordinance are available for public inspection during regular business hours Monday through Friday from 8:00 a.m. to 5:00 p.m. in the Community Development Department, Palm Coast City Offices located at 160 Cypress Point Parkway the phone number is (386) 986-3736.

The public is encouraged to visit the City's Web site to obtain information relative to this or any other matter relating to City government. Any person wishing to express his/her opinion may submit written comments regarding the proposed amendment to the City through the Community Development Department. Comments should be made as early as possible to ensure full consideration.

If a person decides to appeal any decision made with respect to any matter considered at the above referenced hearing, he/she will need a record of the proceedings. For such purposes, it may be necessary to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

In accordance with the Americans with Disabilities Act, persons needing assistance to participate in any of these proceedings should contact the City Clerk's Office at 386-986-3713 at least 48 hours prior to the meeting.

Location Map



**Flagler/Palm Coast
NEWS-TRIBUNE**

Published Each Wednesday and Saturday
Flagler County, Florida

**State of Florida,
County of Flagler**

Before the undersigned authority personally appeared

Cynthia Anderson

who, on oath says that she is

LEGAL COORDINATOR

of The Flagler/Palm Coast NEWS-TRIBUNE, a twice
weekly newspaper, published in Flagler County, Florida; that
the attached copy of advertisement, being a
.....

PUBLIC HEARING

NT 2058054

in the Court,
was published in said newspaper in the issues.....

FEBRUARY 22, 2014

Affiant further says that The Flagler/Palm Coast News-
Tribune is a newspaper published in said Flagler County,
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preceding the first publication of the attached copy of
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discount, rebate, commission or refund for the purpose of
securing this advertisement for publication in the said
newspaper

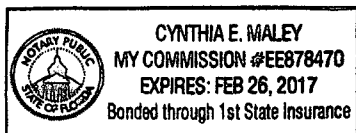
.....*Cynthia Anderson*.....

Sworn to and subscribed before me

This 24TH of **FEBRUARY**

A.D. 2014

49D



0002058054

**CITY OF PALM COAST
NOTICE OF PROPOSED
COMPREHENSIVE PLAN
MAP AMENDMENT
CITY COUNCIL PUBLIC
HEARING**

The City of Palm Coast Planning City Council will hold a public hear-
ing regarding Ordinance No. 2014-XX Entitled:

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY
OF PALM COAST, FLORIDA, PROVIDING FOR THE
AMENDMENT OF THE CITY OF PALM COAST 2035
COMPREHENSIVE PLAN, AS PREVIOUSLY AMENDED,
PURSUANT TO SECTION 163.3187, FLORIDA STATUTES;
AMENDING THE FUTURE LAND USE MAP (FLUM)
DESIGNATION FOR 774.4+/- ACRES OF CERTAIN REAL
PROPERTY FROM RESIDENTIAL: LOW DENSITY RURAL
ESTATE (FLAGLER COUNTY FUTURE LAND USE DES-
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RESIDENTIAL AND MIXED USE (CITY OF PALM COAST
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MORE DETAIL IN THE LEGAL DESCRIPTION WHICH
IS AN EXHIBIT TO THIS ORDINANCE SUBJECT PROP-
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CLUDING A NOTE ON THE FUTURE LAND USE MAP TO
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This City initiated Comprehensive Plan Amendment will amend the
Future Land Use Map (FLUM) designation for 774.4+/- acres of real
property from Residential: Low Density-Rural Estate and Commer-
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Residential and Mixed Use (City of Palm Coast designations), amend-
ment will include a note on the FLUM limiting the lands designated as
residential to 749 residential units and non-residential use in the Mixed
Use area to 150,000 sq. ft. All lands are located as depicted in the Loca-
tion Map provided below:

The City Council will hold a public hearing on the proposed Future
Land Use Map amendment and ordinance, on March 4, 2014 at 6:30
p.m., or as soon thereafter as possible, in the City of Palm Coast Com-
munity Center located at 305 Palm Coast Parkway NE, Palm Coast,
Florida.

The public is encouraged to participate in the processes and proce-
dures of the City and to request copies of the proposed ordinance. A
copy of this notice, the file relating to the proposed Comprehensive
Plan amendment and the proposed ordinance are available for public
inspection during regular business hours Monday through Friday from
8:00 a.m. to 5:00 p.m. in the Community Development Department,
Palm Coast City Offices located at 160 Cypress Point Parkway the
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Location Map



Flagler/Palm Coast
NEWS-TRIBUNE

Published Each Wednesday and Saturday
Flagler County, Florida

State of Florida,
County of Flagler

Before the undersigned authority personally appeared

Cynthia Anderson

who, on oath says that she is

LEGAL COORDINATOR

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weekly newspaper, published in Flagler County, Florida; that
the attached copy of advertisement, being a
.....

PUBLIC NOTICE

NT 2070156

in the Court,
was published in said newspaper in the issues.....

APRIL 26, 2014

Affiant further says that The Flagler/Palm Coast News-
Tribune is a newspaper published in said Flagler County,
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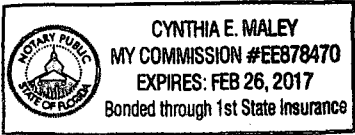
Sworn to and subscribed before me

This 28TH of APRIL

A.D. 2014

.....
Cynthia E. Maley

49D



0002070156

CITY OF PALM COAST
NOTICE OF PROPOSED
COMPREHENSIVE PLAN
MAP AMENDMENT
CITY COUNCIL PUBLIC
HEARING

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hearing regarding Ordinance No. 2014-XX Entitled:

AN ORDINANCE OF THE CITY COUNCIL OF THE
CITY OF PALM COAST, FLORIDA, PROVIDING FOR
THE AMENDMENT OF THE CITY OF PALM COAST
2035 COMPREHENSIVE PLAN, AS PREVIOUSLY
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USE DESIGNATION) AND COMMERCIAL: LOW
INTENSITY (FLAGLER COUNTY FUTURE LAND
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USE (CITY OF PALM COAST FUTURE LAND USE
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THE LEGAL DESCRIPTION WHICH IS AN EXHIBIT
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SEVERABILITY, AND AN EFFECTIVE DATE

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Designations) to Residential and Mixed Use (City of Palm Coast
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located as depicted in the Location Map provided below.

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Land Use Map amendment and ordinance, on May 6, 2014 at 6:30
p.m., or as soon thereafter as possible, in the City of Palm Coast
Community Center located at 305 Palm Coast Parkway NE, Palm
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The public is encouraged to participate in the processes and procedures
of the City and to request copies of the proposed ordinance. A
copy of this notice, the file relating to the proposed Comprehensive
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Department, Palm Coast City Offices located at 160 Cypress Point
Parkway the phone number is (386) 986-3736.

The public is encouraged to visit the City's Web site to obtain
information relative to this or any other matter relating to City
government. Any person wishing to express his/her opinion may
submit written comments regarding the proposed amendment to the
City through the Community Development Department. Comments
should be made as early as possible to ensure full consideration.

If a person decides to appeal any decision made with respect to any
matter considered at the above referenced hearing, he/she will need
a record of the proceedings. For such purposes, it may be necessary
to ensure that a verbatim record of the proceedings is made, which
record includes the testimony and evidence upon which the appeal is
to be based.

In accordance with the Americans with Disabilities Act, persons
needing assistance to participate in any of these proceedings should
contact the City Clerk's Office at 386-986-3713 at least 48 hours prior
to the meeting.

Location Map

