

ORDINANCE NO. 2006-19
AMENDMENT TO ORDINANCE NO. 83-19
NASSAU COUNTY, FLORIDA

WHEREAS, on the 28th day of September, 1983, the Board of County Commissioners, Nassau County, Florida, did adopt Ordinance No. 83-19, an Ordinance enacting and establishing a Comprehensive Zoning Code for the unincorporated portion of Nassau County, Florida, and which Ordinance has been subsequently amended including Ordinance No. 97-19, adopted on the 28th day of July, 1997; and

WHEREAS, **LUVERTA J. BAKER**, the owner of the real property described in this Ordinance, has applied to the Board of County Commissioners for a rezoning and reclassification of the property from RESIDENTIAL, MIXED (RM) to COMMERCIAL, GENERAL (CG); and

WHEREAS, the Nassau County Planning and Zoning Board, after due notice and public hearing has made its recommendations to the Commission; and

WHEREAS, taking into consideration the above recommendations, the Commission finds that such rezoning is consistent with the overall Comprehensive Land Use Plan and orderly development of the County of Nassau, Florida, and the specific area.

NOW, THEREFORE, BE IT ORDAINED by the Board of County Commissioners of Nassau County, Florida:

SECTION 1. PROPERTY REZONED: The real property described in Section 2 is rezoned and reclassified from RESIDENTIAL, MIXED

(RM) to COMMERCIAL, GENERAL (CG) as defined and classified under the Zoning Ordinance, Nassau County, Florida.

SECTION 2: OWNER AND DESCRIPTION: The land rezoned by this Ordinance is owned by **LUVERTA J. BAKER**, and is described as follows:

See Exhibit "A" attached hereto and made a part hereof by specific reference.

SECTION 3. EFFECTIVE DATE: This Ordinance shall become effective upon its being signed by the Chairman of the Board of County Commissioners of Nassau County, Florida.

ADOPTED this 9th day of January, 2006.


CERTIFICATION OF AUTHENTICATION
ENACTED BY THE BOARD

BOARD OF COUNTY COMMISSIONERS
NASSAU COUNTY, FLORIDA



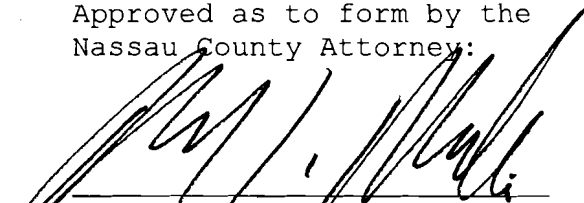
THOMAS D. BRANAN, JR.
Its: Chairman

ATTEST:



JOHN A. CRAWFORD
Its: Ex-Officio Clerk

Approved as to form by the
Nassau County Attorney:



MICHAEL S. MULLIN

OFFICIAL RECORDS

BOOK 227 PAGE 682

EXHIBIT "A"

All that certain piece or parcel of land, situate, lying and being in Government Lot Three (3) of Section Twenty-four (24), Township Two (2) North, Range Twenty-eight (28) East, Nassau County, Florida and being further described by metes and bounds as follows:

Beginning at the Southwest corner of said Section Twenty-four (24) and go East for Twenty-five (25.0) feet to East side of a Fifty (50.0) foot County Road; thence go North One (01) degree, Twenty-three (23) minutes West along the East side of said road and parallel to the West line of said Section Twenty-four (24) for Three Hundred Thirty-seven and Five Tenths (337.5) feet to the North side of another Fifty (50.0) foot County Road going Easterly; thence go South Eighty-eight (88) degrees, Twenty-two (22) minutes East along North side of said road for One Hundred Eighty-seven and Three Tenths (187.3) feet to the point of beginning; thence continue South Eighty-eight (88) degrees, Twenty-two (22) minutes East for One Hundred Seventeen and Four Tenths (117.4) feet; thence go North Five (05) degrees, Thirty-six (36) minutes East along West side of land described in Deed Book 154, page 474 for Three Hundred Fifty-two and Three Tenths (352.3) feet to Northwest corner of said land; thence go South Eighty-eight (88) degrees, Thirty-seven (37) minutes West for Two Hundred Seventy-two and Five Tenths (272.5) feet; thence go South One (01) degree, Twenty-three (23) minutes East for Fifty (50.0) feet; thence go North Eighty-eight (88) degrees, Thirty-seven (37) minutes East for Seventy-five (75.0) feet; thence go South One (01) degree, Twenty-three (23) minutes East for Fifty (50.0) feet; thence go North Eighty-eight (88) degrees, Thirty-seven (37) minutes East for Twenty-five (25.0) feet; thence go South One (01) degree, Twenty-three (23) minutes East for Two Hundred Forty-seven (247.0) feet to the point of beginning.

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FILED AND RECORDED

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