

**ORDINANCE NO. 2006-22**  
**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 28<sup>th</sup> day of July, 1997; and

WHEREAS, **G.E. PRINCE, c/o DONNICE COLEMAN**, 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 **G.E. PRINCE, c/o DONNICE COLEMAN**, 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.

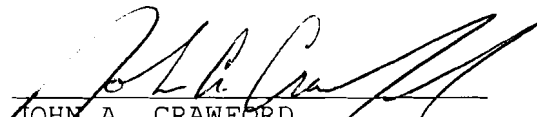
ADOPTED this 9th day of January, 2006.

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:

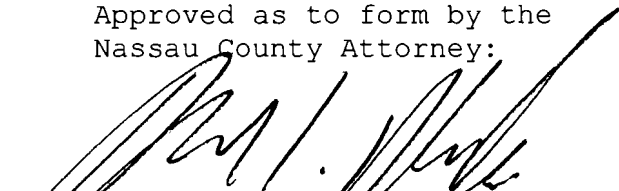
  
MICHAEL S. MULKIN

EXHIBIT "A"

SECTION 74060-2503

SR 200

NASSAU COUNTY

PARCEL 135

RIGHT OF WAY

That part of:

All that certain lot, piece or parcel of land situate, lying and being in Section 24 (Govt. Lot 3) T2N, R28E, Nassau County, Florida and being further described as follows: Beginning at the SW corner of said Govt. Lot 3 and Section 24 and go East along South line of Section 24 for 25 feet; thence go N 1 deg 23' W parallel to West line of Section and along Easterly side of a 60 foot wide county road for 337.5 feet to Northeast intersection of 2 county roads; thence go S 88 deg 22' E along North side of a 50 foot wide county road for 1166.3 feet to the slight turn left; thence go N 77 deg 38' E along North side of said road for 93.5 feet; thence along the slight right turn in said road S 88 deg 22' E for 98.8 feet to the POINT OF BEGINNING; thence continue the same for 60 feet; thence go N 0 deg 11' E along the West line of lands described in Deed Book 122, page 29 (the Frank Watson Estate); thence go S 83 deg 07' W along South line of said Frank Watson Estate for 60.46 feet; thence go S 0 deg 11' W for 206.74 feet to the POINT OF BEGINNING.

Lying southerly of and within 124 feet of the survey line of SR 200 Section 74060-2503 said survey line being described as follows:

Begin on the West line of Section 24, T-2-N, R-28-E, at a point 1108.60 feet northerly from the SW corner thereof, run thence S 72°46'59" E. 2,000 feet to the end of said survey line,

Containing 1,885 square feet or 0.04 acres more or less, exclusive of existing road right of way.