

**ORDINANCE NO. 2006-60**  
**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, **WILLIAM H. AHRENDT**, 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 OPEN RURAL (OR) 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 OPEN RURAL (OR) 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 **WILLIAM H. AHRENDT**, and is described as follows:

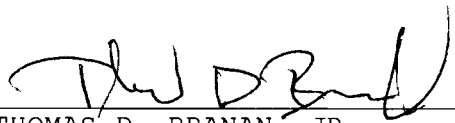
See Exhibit "A" attached hereto and made a part hereof by specific reference.

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 10th day of July, 2006.

CERTIFICATION OF AUTHENTICATION  
ENACTED BY THE BOARD

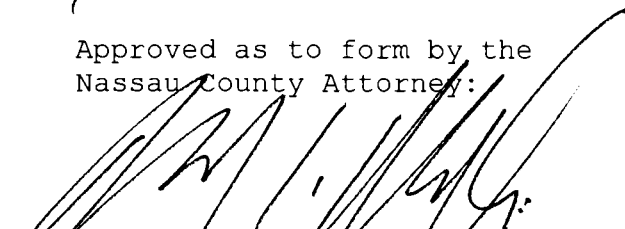
BOARD OF COUNTY COMMISSIONERS  
NASSAU COUNTY, FLORIDA

  
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

## Legal Description

All that certain piece or parcel of land, lying and being a portion of Section 25, Township 2 North, Range 28 East, Nassau County, Florida and being more particularly described as follows:

For a Point of Reference commence at the southeast corner of Section 25, aforementioned; thence South 89 Degrees, 52 Minutes, 24 Seconds West, along the South line of said Section, a distance of 2238.69 feet to a point; thence North 2 Degrees, 03 Minutes, 59 Seconds West, a distance of 1327.50 feet to a point; thence North 89 Degrees, 54 Minutes, 37 Seconds West, a distance of 1536.00 feet to a concrete monument; thence North 21 Degrees, 18 Minutes, 27 Seconds East, a distance of 240.03 feet to an iron and the Point of Beginning; thence continue North 21 Degrees, 18 Minutes, 27 Seconds East, a distance of 541.31 feet to a concrete monument on the Southerly Right-of-Way of State Road 200 (having a 184 foot Right-of Way); thence North 72 Degrees, 46 Minutes, 59 Seconds West, along said Right-of Way, a distance of 629.70 feet to an iron; thence South 16 Degrees, 16 Minutes, 25 Seconds West, a distance of 540.00 feet to an iron; thence South 72 Degrees, 46 Minutes, 59 Seconds East, a distance of 582.19 feet to the POINT OF BEGINNING, CONTAINING 7.51 ACRES, MORE OR LESS.